

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
ROMANO, LINDA L 478 OLD TOWN RD HYANNIS MA 02601		1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed
		4	Gas							RESIDNTL	1010	233,600	233,600
		6	Septic					4		RES LAND	1010	147,800	147,800
SUPPLEMENTAL DATA													
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 79 #DL 2 GIS ID F_977634_2699297						Plan Ref. 165/41 Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total		381,400	381,400

801
 FY2025
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ROMANO, LINDA L	18223	0155	02-17-2004	Q	I	265,000	00			Year	Code	Assessed	Year	Code	Assessed
TRAYWICK, KAREN W	17810	0144	10-17-2003	Q	I	230,000	00			2025	1010	233,600	2024	1010	231,900
DONNELLY, MICHAEL S & DARIA	15314	0095	06-28-2002	Q	I	224,000	00				1010	147,800		1010	147,800
MCCARTHY, RUSSELL D & TRUDY	9682	0093	05-25-1995	Q	I	78,000	00								
JOHNSON, MICHAEL E TR	8704	0342	07-30-1993	U	I	10	1A								
Total										381,400	Total	379,700	Total	337,900	

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	197,600
Appraised Xf (B) Value (Bldg)	34,200
Appraised Ob (B) Value (Bldg)	1,800
Appraised Land Value (Bldg)	147,800
Special Land Value	0
Total Appraised Parcel Value	381,400
Valuation Method	C
Total Appraised Parcel Value	381,400

NOTES							

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
BLDR-24-11	09-30-2024	804		25,000		0		Reconstruct existing breezewa	02-01-2018	SR	02		03	Cycl Insp Comp
201004612	09-17-2010	IN	Insulation	4,030		100		WEATHERIZATION, INSULAT	07-30-2004	PT	02		01	Meas/Est
201003618	07-19-2010	NW	New Windows	500		100		2 NW	02-26-2003	PT	02		01	Meas/Est
									11-30-2001	PT	01		00	Meas/Listed-Interior Acces

LAND LINE VALUATION SECTION

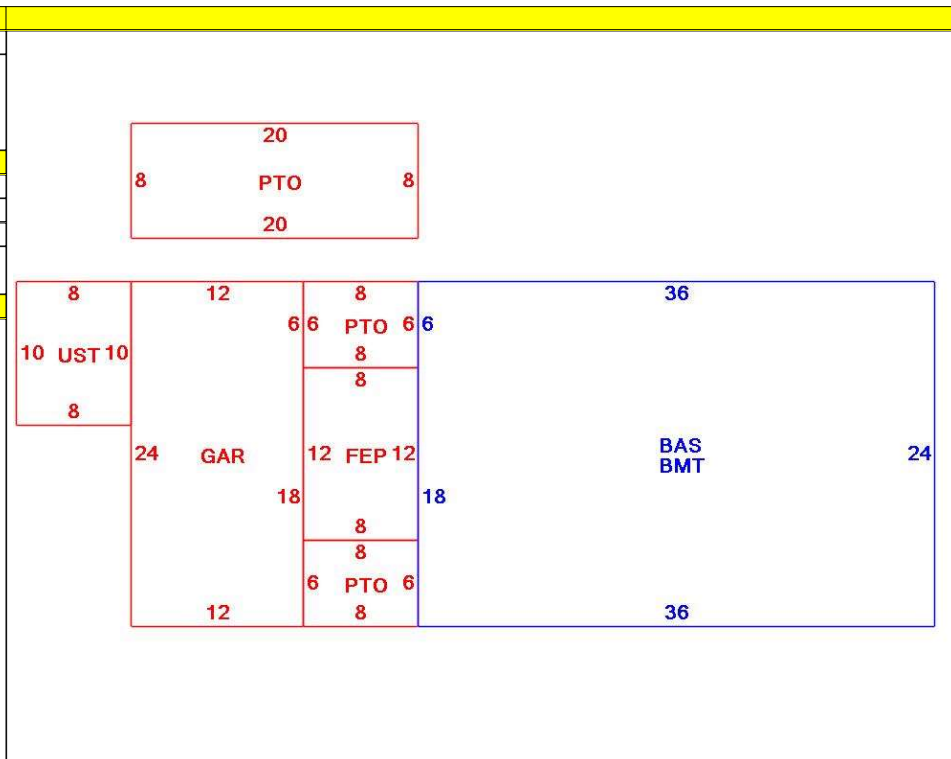
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	1010	Single Fam M-0	RB	4	0.240	AC	176,344.00	3.49265	1.0000	5	1.00	0105	1.000		1.0000	615,916.6	147,800

Total Card Land Units					0.24	AC	Parcel Total Land Area					0.24	Total Land Value					147,800
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C	Average			
Stories	1	1 Story			
Exterior Wall 1	26	Aluminum Sidng			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA			
Parcel Id	C	Owne	0.0
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	266,976
Year Built	1963
Effective Year Built	1991
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	74
RCNLD	197,600
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FEP	Enclosed porc	B	96	70.00	1989		74		0.00	6,000
GAR	Attached Gara	B	288	40.00	1989		74		0.00	9,600
BMT	Basement-Unfi	B	864	26.01	1989		74		0.00	17,700
PAT1	Patio- Average	L	96	5.89	1993		74		0.00	500
PAT2	Patio-Good	L	160	9.94	1993		74		0.00	1,300
UST	Utility Storage-	B	80	17.11	1989		74		0.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	864	864	864	309.00	266,976
BMT	Basement Area	0	864	0	0.00	0
FEP	Enclosed Porch	0	96	0	0.00	0
GAR	Attached Garage	0	288	0	0.00	0
PTO	Patio	0	256	0	0.00	0
UST	Utility Enclosure	0	80	0	0.00	0
Ttl Gross Liv / Lease Area		864	2,448	864		266,976

