

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION											
MUISE, LAUREN E 855 WEST MAIN STREET UNIT 18 HYANNIS MA 02601											Description RESIDNTL	Code 1020	Assessed 374,300	Assessed 374,300																	
															4 Hyannis CU																
				SUPPLEMENTAL DATA																											
				Alt Prcl ID Split Zonin RB;HB BID Parcel ResExpt Q YES: #DL 1 UNIT 18 #DL 2 CAPT PARKER GIS ID F_977063_2701477				Plan Ref. Land Ct# 25929-D1 & D2 #SR Life Estate PP STATU Assoc Pid#																							
												Total								374,300		374,300									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
MUISE, LAUREN E CORREA, MANOEL & VERA LUCIA NEW LOOK SERVICES INC BANVILLE, ALINE T BANVILLE, ALINE T & CHROPCHO, MICHEL				C2-18	0	03-11-2022	U	I			275,000		1		Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed								
				C2-1	0	03-07-2019	U	I			185,000		1S		2025	1020	374,300	2024	1020	337,500	2023	1020	256,300								
				C2-1	0	12-04-2018	U	I			129,000		1																		
				C2-1	0	10-26-2017	U	I			100		1F																		
				C2-1	0	07-29-2015	U	I			100		1F																		
												Total		374,300		Total		337,500		Total		256,300									
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description			Amount		Code	Description			Number		Amount		Comm Int																
2024	5C	RESIDENTIAL EXEMPTION																													
				Total		0.00																									
ASSESSING NEIGHBORHOOD																		APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 365,800 Appraised Xf (B) Value (Bldg) 6,900 Appraised Ob (B) Value (Bldg) 1,600 Appraised Land Value (Bldg) 0 Special Land Value 0 Total Appraised Parcel Value 374,300 Valuation Method C Total Appraised Parcel Value 374,300													
Nbhd		Nbhd Name			B			Tracing			Batch																				
0001											HYAN																				
NOTES																															
BUILDING PERMIT RECORD																		VISIT / CHANGE HISTORY													
Permit Id	Issue Date	Type	Description		Amount		Insp Date	% Comp	Date Comp		Comments							Date	Id	Type	Is	Cd	Purpost/Result								
BLDR-24-64	05-30-2024	880	Alt-Int work-Res		18,000			100			Install replacement tub/shower							03-05-2024	JO	03		16	In Office Review								
																		06-01-2023	TR	02		20	Sale Review								
																		05-29-2020	LS			FR	Field Review								
																		02-27-2020	SAF			20	Sale Review								
																		09-26-2019	CK	03		16	In Office Review								
																		10-29-2018	SR	02		03	Cycl Insp Comp								
																		10-09-2013	TP	03		16	In Office Review								
LAND LINE VALUATION SECTION																															
B	Use Code	Description		Zone	Dist	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes			Location Adjustmen		Adj Unit P	Land Value											
1	102U	Condominium M		SPLI	4	Hyannis	0 SF	0.00	1.00000	5	1.00	0001	1.000						0.0000	0	0										
Total Card Land Units							0 SF	Parcel Total Land Area							0.00	Total Land Value										0					

Property Location 855 WEST MAIN STREET
Vision ID 17933 Account # 157252

Map ID 249/ 031/ 00S/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 102U
Print Date 12/20/2024 10:45:25

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)						
Element	Cd	Description	Element	Cd	Description				
Style	55	Condominium							
Model	05	Res Condo							
Grade	C	Average							
Stories	2	2 Stories							
Occupancy	0		CONDO DATA						
Interior Wall 1	05	Drywall	Parcel Id	104241	C 0260	Owne	5.3		
Interior Wall 2				FISHERMANS VIL		B 1	S 1		
Interior Floor 1	14	Carpet	Adjust Type	Code	Description		Factor%		
Interior Floor 2			Condo Flr	MFU	MULTI FLOOR		100		
Heat Fuel	04	Electric	Condo Unit	MKT0	MKT0		100		
Heat Type	07	Elec Baseboard	COST / MARKET VALUATION						
AC Type	03	Central	Building Value New			446,039			
Bedrooms	02	2 Bedrooms	Year Built			1973			
Full Baths	1	1 Full	Effective Year Built			2001			
Half Baths	1		Depreciation Code			A			
Extra Fixtures	1		Remodel Rating						
Total Rooms	4		Year Remodeled						
Bath Style			Depreciation %			18			
Kitchen Style			Functional Obsol			0			
Master Deed L	1045	1 Full-1 Half	External Obsol			0			
Bath Split	11	Conc. Slab	Trend Factor			1			
Foundation	03		Condition						
AC Type Alt			Condition %						
Sewer Occupan			Percent Good			82			
			Cns Sect Rcnd			365,800			
			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
FPL2	Fireplace 1.5 s	B	1	6000.00			82		0.00	4,900
FOP	Open Porch-ro	B	24	55.00			82		0.00	1,700
UST	Utility Storage-	B	16	17.11			82		0.00	300
WDC	Wood Deck w/	L	88	18.00	2000		52		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	576	576	576	387.19	223,019	
FOP	Open Porch	0	24	0	0.00	0	
FUS	Upper Story	576	576	576	387.19	223,019	
UST	Utility Enclosure	0	16	0	0.00	0	
WDC	Wood Deck	0	88	0	0.00	0	
Ttl Gross Liv / Lease Area		1,152	1,280	1,152		446,038	

