

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
SOLGOVIC, JOSEPH A JR 43 PLEASANT PARK AVE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDNTL	1010	321,400	321,400		
			6 Septic		4	RES LAND	1010	150,600	150,600		
SUPPLEMENTAL DATA						Total				472,000	472,000
Alt Prcl ID		Split Zonin		Plan Ref. 394/33							
BID Parcel		ResExpt Q YES:		Land Ct#							
#DL 1 LOT 1A		#DL 2		Life Estate							
GIS ID F_977671_2700758		Assoc Pid#									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
SOLGOVIC, JOSEPH A JR		15845 0222	11-01-2002	U	I	114,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GIRARD, WAYNE W & SUSAN T		6829 0221	08-15-1989	Q	I	97,000	00	2025	1010	321,400	2024	1010	300,300	2023	1010	265,700
PATNAUDE, ALBERT E SR		5801 0002	06-15-1987	Q	I	120,000	00		1010	150,600		1010	150,600		1010	136,900
PAPPAS, ALEECE E		5060 0158	05-15-1986	U	V	19,625	1A									
PAPPAS, NICHOLAS E		4709 0160	09-15-1985	U	V	39,250	1									
Total								472,000	Total		450,900	Total		402,600		

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
2010	5C	RESIDENTIAL EXEMPTION	0.00															
Total			0.00															

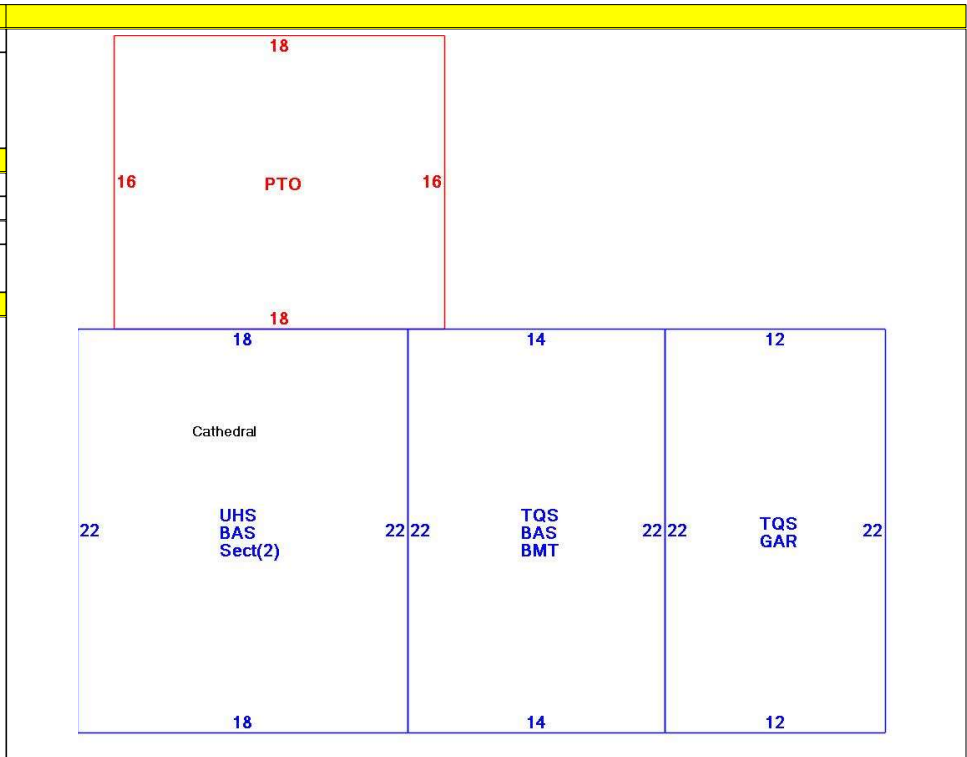
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0104				HYAN				

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						294,800
										Appraised Xf (B) Value (Bldg)						20,800
										Appraised Ob (B) Value (Bldg)						5,800
										Appraised Land Value (Bldg)						150,600
										Special Land Value						0
										Total Appraised Parcel Value						472,000
										Valuation Method						C
										Total Appraised Parcel Value						472,000

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
79467	09-23-2004	AD	Addition	25,000	10-20-2005	100	01-01-2006			05-27-2020	LS			FR	Field Review
B29502	06-01-1986	DW	Dwelling	0	01-15-1988	100	12-31-1988	HY 11/2 S		01-10-2020	SR	02		03	Cycl Insp Comp
										01-27-2014	JR	03		16	In Office Review
										12-17-2012	TR	22		22	Change of Address
										05-18-2010	PT	04		44	Drive by inspection only
										03-24-2009	KLP	03		16	In Office Review
										03-20-2009	JR	03		15	Abatement Review

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	0.300 AC	176,344.00	2.84692	1.0000	5	1.00	0105	1.000		1.0000	502,033.7	150,600
Total Card Land Units					0.30	AC	Parcel Total Land Area					0.30	Total Land Value			150,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	5				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			
CONDO DATA					
Parcel Id		C	Owne		0.0
Adjust Type		Code	Description	Factor%	
Condo Flr		Condo Unit			
COST / MARKET VALUATION					
Building Value New		338,795			
Year Built		1986			
Effective Year Built		2003			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		16			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		84			
RCNLD		294,800			
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
GAR	Attached Gara	B	264	40.00	2001		84		0.00	10,200
BMT	Basement-Unfi	B	308	26.01	2001		84		0.00	10,600
PAT2	Patio-Good	L	288	9.94	2020		100		0.00	2,900
FPIT	Fire Pit	L	1	3010.00	2020		96	C	1.00	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	308	308	308	283.51	87,321
BMT	Basement Area	0	308	0	0.00	0
GAR	Attached Garage	0	264	0	0.00	0
PTO	Patio	0	288	0	0.00	0
TQS	Three Quarter Story	372	572	372	184.38	105,466
Ttl Gross Liv / Lease Area		680	1,740	680		192,787



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HYANNIS MA 02601			6 Septic		4	RES LAND	1010	150,600	150,600		
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VISION

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Total			0.00				

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0104			HYAN

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Valuation Method	C
Total Appraised Parcel Value	472,000

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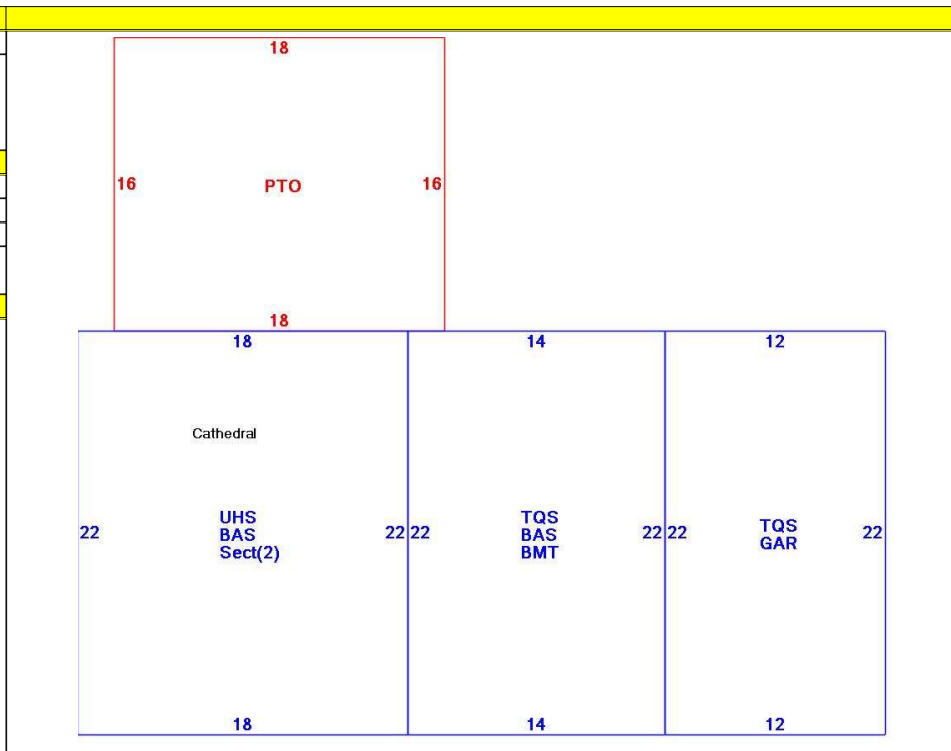
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Heat Type	04	Hot Air			
AC Type	01	None			
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Half Baths	1				
Extra Fixtures					
Total Rooms	5				
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	11	1 Full-1 Half			

CONDO DATA			
Parcel Id		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	338,795
Year Built	2004
Effective Year Built	2012
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	9
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	91
RCNLD	294,800
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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	396	396	396	283.51	112,270
UHS	Half Story, Unfinished	0	396	119	85.20	33,738
Ttl Gross Liv / Lease Area		396	792	515		146,008

