

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>	
FERNANDEZ, JOHN A  28 GOOSE POINT ROAD  CENTERVILLE MA 02632		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	438,700	438,700		
			6 Septic		4	RES LAND	1010	153,900	153,900		
<b>SUPPLEMENTAL DATA</b>						Total				592,600	592,600
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 19 #DL 2 GIS ID F_978603_2707521				Plan Ref. 249/121 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)										
FERNANDEZ, JOHN A		33235	0304	09-08-2020	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
FERNANDEZ, JOHN A & CARTER, JACK		29323	0102	12-09-2015	U	I	1	1F	2025	1010	438,700	2024	1010	410,500	2023	1010	368,400	
FERNANDEZ, JOHN A		29032	0173	07-24-2015	Q	I	290,000	00		1010	153,900		1010	153,900		1010	139,900	
AHONEN, VAINO A		29032	0169	07-24-2015	U	I	0	1A										
AHONEN, VAINO A & MARGARET S		11457	0308	05-28-1998	Q	I	171,000	00										
Total									592,600		Total		564,400		Total		508,300	

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

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch					
0105				HYAN					

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						392,700
										Appraised Xf (B) Value (Bldg)						42,800
										Appraised Ob (B) Value (Bldg)						3,200
										Appraised Land Value (Bldg)						153,900
										Special Land Value						0
										Total Appraised Parcel Value						592,600
										Valuation Method						C
										Total Appraised Parcel Value						592,600

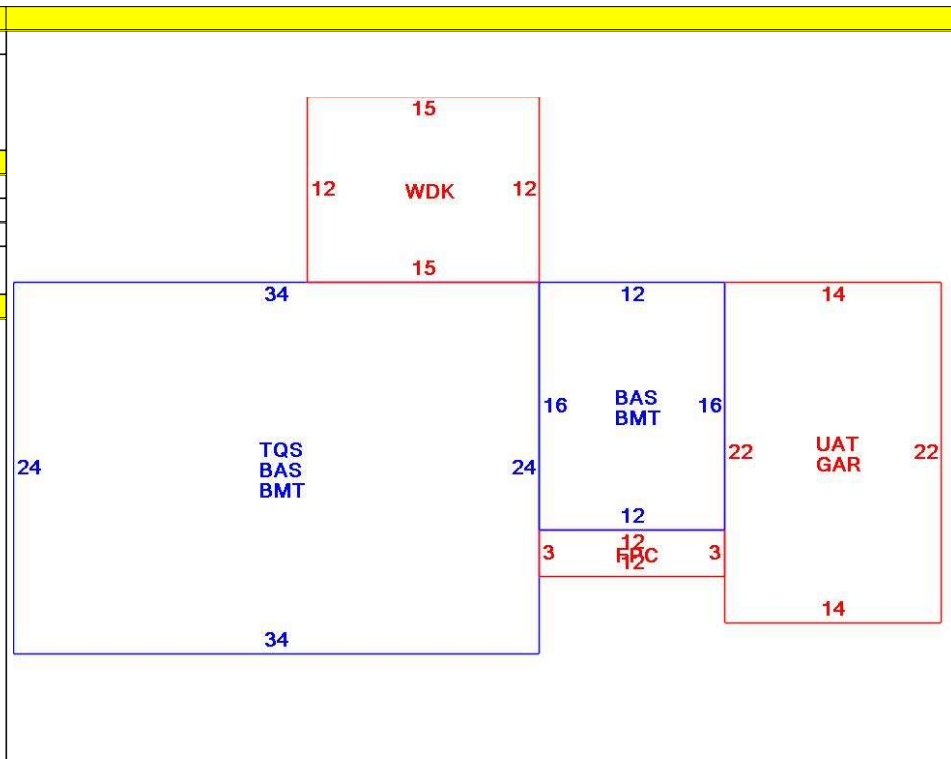
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result		
BLDR-24-10	09-21-2024	809		3,500		0		demo existing 15x12 rear deck remove and replace (1) existin reroof stripping old shingles - b	04-21-2020	WD			FR	Field Review		
EXPR-24-11	09-04-2024	835		1,500		0			01-03-2018	KM	02		03	Cycl Insp Comp		
18-1568	05-18-2018	835	Sid/Wind/Roof/ Dwelling	3,000		100			03-31-2014	JR	03		16	In Office Review		
19098	11-06-1996	DW		90,000	08-19-1997	100	01-01-1998									

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	RC-	4	0.400	AC	176,344.00	2.18159	1.0000	5	1.00	0105	1.000		1.0000	384,712.0	153,900
Total Card Land Units					0.40	AC	Parcel Total Land Area					0.40	Total Land Value			153,900	

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	11	Clapboard			
Exterior Wall 2	14	Wood Shingle			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	03	3 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 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	446,286
Year Built	1997
Effective Year Built	2008
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	88
RCNLD	392,700
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	2006		88		0.00	5,300
WDC	Wood Decking	L	180	20.00	2004		70		0.00	3,200
FOPC	Open Prch-roo	B	36	55.00	2006		88		0.00	2,000
GAR	Attached Gara	B	308	40.00	2006		88		0.00	12,000
BMT	Basement-Unfi	B	1,008	26.01	2006		88		0.00	23,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,008	1,008	1,008	284.44	286,716
BMT	Basement Area	0	1,008	0	0.00	0
FPC	Open Porch Conc. Floor	0	36	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
TQS	Three Quarter Story	530	816	530	184.75	150,753
UAT	Attic, Unfinished	0	308	31	28.63	8,818
WDK	Wood Deck	0	180	0	0.00	0
Ttl Gross Liv / Lease Area		1,538	3,664	1,569		446,287

