

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | 801 FY2025 BARNSTABLE, MA VISION | |
|---|---------|----------------|-----------|------------------|----------|--------------------|------|----------|----------|--|---------|
| HALL SITEMAN, JOAN & HALL, KENN 86 OAKVIEW TERRACE HYANNIS MA 02601 | 1 Level | 2 Public Water | 1 Paved | | | Description | Code | Assessed | Assessed | | |
| | | 4 Gas | | | | RESIDNTL | 1010 | 367,100 | 367,100 | | |
| | | 6 Septic | | | 4 | RES LAND | 1010 | 147,800 | 147,800 | | |
| SUPPLEMENTAL DATA | | | | | | Total | | | | 514,900 | 514,900 |
| Alt Prcl ID | | Split Zonin | | Plan Ref. 340/92 | | | | | | | |
| #DL 1 LOT 55 | | #DL 2 | | Land Ct# | | | | | | | |
| ResExpt Q YES: | | Life Estate | | PP STATU | | | | | | | |
| GIS ID F_980401_2698352 | | Assoc Pid# | | | | | | | | | |

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRIC | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | |
|-----------------------------------|-------|-------------|------------|-----|-----|-----------|----|--------------------------------|------|----------|------|---------|----------|-------|--|---------|
| HALL SITEMAN, JOAN & HALL, KENNET | 36703 | 238 | 12-02-2024 | U | I | 1 | 1F | Year | Code | Assessed | Year | Code | Assessed | | | |
| SITEMAN, JOAN HALL | 35743 | 262 | 04-21-2023 | U | I | 1 | 1F | 2025 | 1010 | 367,100 | 2024 | 1010 | 363,700 | | | |
| SITEMAN, JOAN HALL & KENNETH S | 35163 | 306 | 06-02-2022 | U | I | 1 | | | 1010 | 147,800 | | 1010 | 147,800 | | | |
| SITEMAN, JOAN H | 35206 | 164 | 03-02-2019 | U | I | 0 | 1F | | | | | | | | | |
| SITEMAN, ROBERT F & JOAN H | 11646 | 0287 | 08-20-1998 | U | I | 119,000 | 1L | | | | | | | | | |
| Total | | | | | | | | 514,900 | | Total | | 511,500 | | Total | | 447,100 |

| EXEMPTIONS | | | | OTHER ASSESSMENTS | | | | APPRaised VALUE SUMMARY | | | | |
|------------|------|-----------------------|--------|-------------------|-------------|--------|--------|--------------------------------------|---|--|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int | This signature acknowledges a visit by a Data Collector or Assessor | | | |
| 2025 | 5C | RESIDENTIAL EXEMPTION | | | | | | | Appraised Bldg. Value (Card) 324,200 | | | |
| Total | | | 0.00 | | | | | Appraised Xf (B) Value (Bldg) 38,400 | | | | |

| ASSESSING NEIGHBORHOOD | | | |
|------------------------|-----------|---|------------|
| Nbhd | Nbhd Name | B | Tracing |
| 0105 | | | Batch HYAN |

| NOTES | | | |
|--|--|--|--|
| <p>Appraised Land Value (Bldg) 147,800</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 514,900</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 514,900</p> | | | |

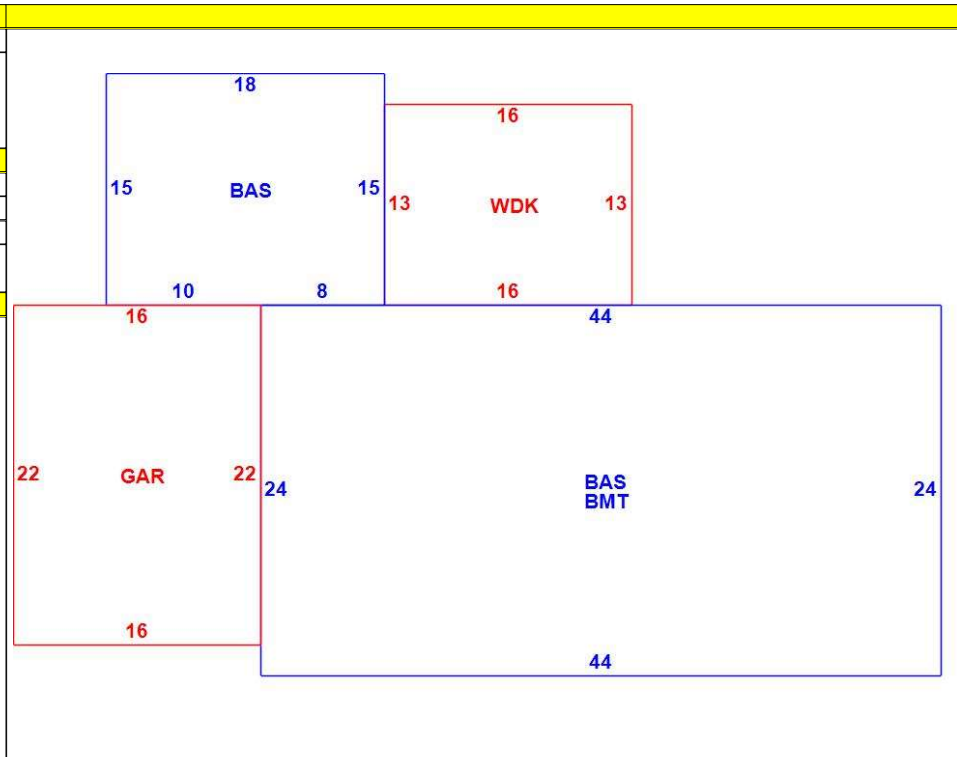
| BUILDING PERMIT RECORD | | | | | | | | VISIT / CHANGE HISTORY | | | | | | | |
|------------------------|------------|------|----------------|--------|------------|--------|-----------|---|------------|----|------|----|----|----------------------------|--|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | Date | Id | Type | Is | Cd | Purpost/Result | |
| B-20-3567 | 12-01-2020 | 835 | Sid/Wind/Roof/ | 17,855 | | 100 | | Strip 21 square of asphalt shin HY ADD'N | 12-03-2024 | AG | 03 | | 16 | In Office Review | |
| B29169 | 04-01-1986 | AD | Addition | 5,000 | 01-15-1987 | 100 | | | 08-21-2024 | JO | 03 | | 16 | In Office Review | |
| | | | | | | | | | 05-22-2020 | WD | | | FR | Field Review | |
| | | | | | | | | | 02-20-2018 | SR | 02 | | 03 | Cycl Insp Comp | |
| | | | | | | | | | 01-17-2002 | PT | 01 | | 00 | Meas/Listed-Interior Acces | |
| | | | | | | | | | 09-15-1991 | ML | 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 |

| 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 | 14 | Wood Shingle | | | |
| 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 | 05 | Vinyl/Asphalt | | | |
| Heat Fuel | 03 | Gas | | | |
| Heat Type | 04 | Hot Air | | | |
| AC Type | 03 | Central | | | |
| Bedrooms | 03 | 3 Bedrooms | | | |
| Full Baths | 1 | | | | |
| Half Baths | 1 | | | | |
| 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 | 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 | 400,213 |
| Year Built | 1980 |
| Effective Year Built | 2000 |
| Depreciation Code | A |
| Remodel Rating | |
| Year Remodeled | |
| Depreciation % | 19 |
| Functional Obsol | 0 |
| External Obsol | 0 |
| Trend Factor | 1 |
| Condition | |
| Condition % | |
| Percent Good | 81 |
| RCNLD | 324,200 |
| 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 |
| FPL1 | Fireplace 1 sto | B | 1 | 5000.00 | 1998 | | 81 | | 0.00 | 4,100 |
| WDC | Wood Decking | L | 208 | 20.00 | 1998 | | 58 | | 0.00 | 2,800 |
| GAR | Attached Gara | B | 352 | 40.00 | 1998 | | 81 | | 0.00 | 12,000 |
| BMT | Basement-Unfi | B | 1,056 | 26.01 | 1998 | | 81 | | 0.00 | 22,300 |
| SHED | Shed | L | 96 | 18.00 | 2019 | | 100 | | 0.00 | 1,700 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | |
|-----------------------------------|-----------------|-------------|------------|----------|-----------|----------------|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
| BAS | First Floor | 1,326 | 1,326 | 1,326 | 301.82 | 400,213 |
| BMT | Basement Area | 0 | 1,056 | 0 | 0.00 | 0 |
| GAR | Attached Garage | 0 | 352 | 0 | 0.00 | 0 |
| WDC | Wood Deck | 0 | 208 | 0 | 0.00 | 0 |
| Ttl Gross Liv / Lease Area | | 1,326 | 2,942 | 1,326 | | 400,213 |

