

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CUNEO, MATTHEW V & DURAN, KAT 180 DUNNS POND RD HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	228,500	228,500
			6 Septic		4	RES LAND	1010	150,600	150,600
SUPPLEMENTAL DATA									
Alt Prcl ID		Split Zonin		Plan Ref.					
BID Parcel		ResExpt Q YES:		Land Ct# 10614-E					
#DL 1 LOT 34		#DL 2		Life Estate					
GIS ID F_979893_2702192		Assoc Pid#							
						Total		379,100	379,100

801
 FY2025
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)						
CUNEO, MATTHEW V & DURAN, KATHLE		C110531	0	04-15-1987	U	I	110,000	O	Year	Code	Assessed	Year	Code	Assessed
FANNING, EDWARD J & ELIZABETH		C95592	0	03-15-1984	U	I	0	A	2025	1010	228,500	2024	1010	215,500
FANNING, EDWARD J		C83219	0	10-14-1980	U		0			1010	150,600	2023	1010	195,400
									Total		379,100	Total		366,100
									Total			Total		332,300

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			
2010	5C	RESIDENTIAL EXEMPTION	0.00						Appraised Bldg. Value (Card) 193,400			
			Total				0.00		Appraised Xf (B) Value (Bldg) 23,500			

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0104			Batch HYAN

NOTES			
Appraised Land Value (Bldg) 150,600			
Special Land Value 0			
Total Appraised Parcel Value 379,100			
Valuation Method C			
Total Appraised Parcel Value 379,100			

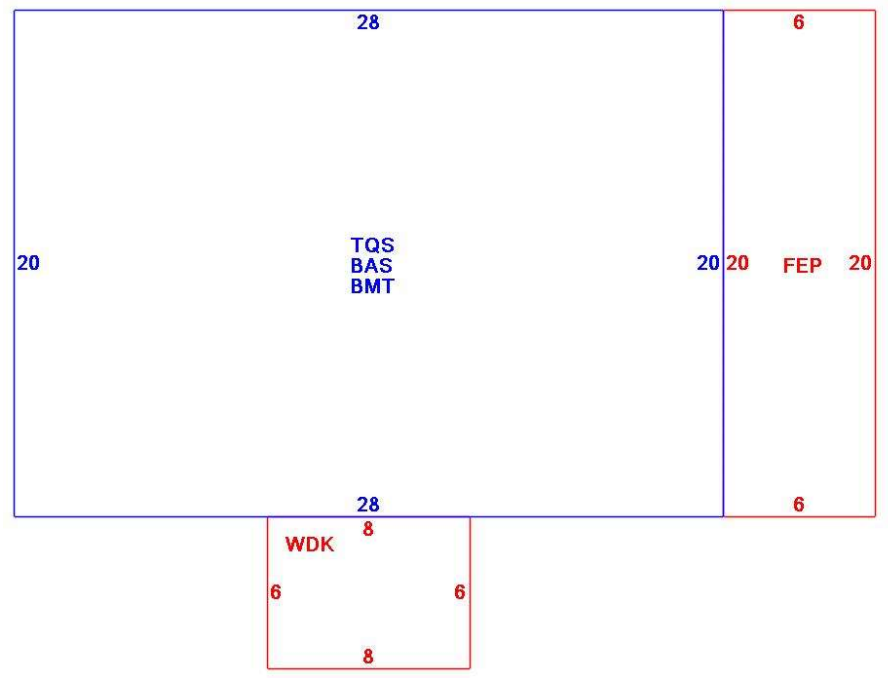
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
79082	08-31-2004	NR	New Roof	2,500	01-31-2005	100	01-01-2005		04-22-2020	WD			FR	Field Review
									12-06-2017	SR	02		03	Cycl Insp Comp
									01-23-2014	JR	03		16	In Office Review
									01-31-2005	MF	04		44	Drive by inspection only
									05-16-2002	PT	01		00	Meas/Listed-Interior Acces
									07-15-1990	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	0.300	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	02	Oil			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	1				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	276,276
Year Built	1951
Effective Year Built	1985
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	193,400
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	1983		70		0.00	4,200
FGR2	Garage- Avg-	L	352	50.00	1975		51	00	1.00	9,000
FEP	Enclosed porc	B	120	70.00	1983		70		0.00	6,500
BMT	Basement-Unfi	B	560	26.01	1983		70		0.00	12,800
WDC	Wood Decking	L	48	20.00	2017		96		0.00	2,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	560	560	560	299.00	167,440
BMT	Basement Area	0	560	0	0.00	0
FEP	Enclosed Porch	0	120	0	0.00	0
TQS	Three Quarter Story	364	560	364	194.35	108,836
WDK	Wood Deck	0	48	0	0.00	0
Ttl Gross Liv / Lease Area		924	1,848	924		276,276

