

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION							
REEDER, DAVID G & PAMELA S 192 LINCOLN ROAD HYANNIS MA 02601				1	Level	2	Public Water	1	Paved			Description	Code	Assessed	Assessed			RESIDNTL RES LAND	1010 1010	203,400 127,800	203,400 127,800		
				4	Gas																		
				6	Septic							4											
SUPPLEMENTAL DATA												PREVIOUS ASSESSMENTS (HISTORY)											
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 42 #DL 2 GIS ID F_980418_2702054						Plan Ref. 58/99 Land Ct# #SR Life Estate PP STATU Assoc Pid#						Total		331,200	331,200								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC									
REEDER, DAVID G & PAMELA S MORSEHEAD, KATHLEEN BRIGGS, LUCETTE J BRIGGS, HARLAND H & LUCETTE J				19806	0001	05-09-2005	Q	I			230,000	00	Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				14200	0076	09-04-2001	Q	I	105,000	00	2025	1010	203,400	2024	1010	198,700	2023	1010	170,800				
				4066	0261	04-13-1984	U	I	5,000	1A		1010	127,800		1010	127,800		1010	122,600				
		1521	0132	07-28-1971	U				0		Total		331,200	Total	326,500	Total	293,400						
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		Appraised Bldg. Value (Card)				195,200									
0104								HYAN		Appraised Xf (B) Value (Bldg)				3,500									
												Appraised Ob (B) Value (Bldg)				4,700							
												Appraised Land Value (Bldg)				127,800							
												Special Land Value				0							
												Total Appraised Parcel Value				331,200							
												Valuation Method				C							
												Total Appraised Parcel Value				331,200							
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						
201501828	04-07-2015	NR	New Roof	4,000	06-30-2015	100	06-30-2016	RE-ROOF STRIPPING OLD S				04-22-2020	WD			FR	Field Review						
62147	07-01-2002	SP	Swimming Pool	1,200	10-03-2002	100	01-01-2003	AC POOL NV				12-13-2017	KM	02		03	Cycl Insp Comp						
												10-11-2007	JR	03		16	In Office Review						
												01-13-2006	PT	02		49	N/C - Cyclical Insp.						
												10-03-2002	MF	04		44	Drive by inspection only						
												05-13-2002	PT	01		00	Meas/Listed-Interior Acces						
												09-15-1990	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	0.190	AC	176,344.00	4.23746	1.0000	5	1.00	0104	0.900			1.0000	672,523.1	127,800					
Total Card Land Units					0.19	AC	Parcel Total Land Area					0.19	Total Land Value					127,800					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	01	Ranch			
Model	01	Residential			
Grade:	C-	Average Minus			
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					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
Rms Prts					
Bath Split	10	1 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	278,858
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	195,200
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	1983		70		0.00	3,500
WDC	Wood Decking	L	144	20.00	2017		96		0.00	3,900
SHED	Shed	L	48	18.00	2018		98		0.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	972	972	972	286.89	278,858
WDK	Wood Deck	0	144	0	0.00	0
Ttl Gross Liv / Lease Area		972	1,116	972		278,858

