

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
SCUDDER AVENUE LLC  PO BOX 503  HYANNIS PORT MA 02647		1	Level	6	Septic	1	Paved	1	Excel View	Description RESIDNTL RES LAND	Code 1010 1010	Assessed 2,388,000 2,237,500	Assessed 2,388,000 2,237,500
		4	Gas										
		2	Public Water					4					
SUPPLEMENTAL DATA										801  FY2025 BARNSTABLE, MA  <h1 style="text-align: center;">VISION</h1>			
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 2A #DL 2 GIS ID F_982280_2693880					Plan Ref. 388/47 Land Ct# #SR Life Estate PP STATU Assoc Pid#								
Total													

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)							
SCUDDER AVENUE LLC		29752	0258	06-24-2016		U	I	3,250,000		1V		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
WOLFINGTON, VINCENT A		28146	0046	05-16-2014		U	I	1		1F		2025	1010	2,388,000	2024	1010	2,143,800	2023	1010	1,821,000	
588 SCUDDER LLC		25567	0031	07-18-2011		U	I	1		1F			1010	2,237,500		1010	2,237,500		1010	2,897,300	
WOLFINGTON, VINCENT A		3803	0279	07-19-1983		Q	I	82,000		00		Total									
WOLFINGTON, VINCENT A		3510	0267	07-01-1982		Q		265,000		U		4,625,500		Total		4,381,300		Total		4,718,300	

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

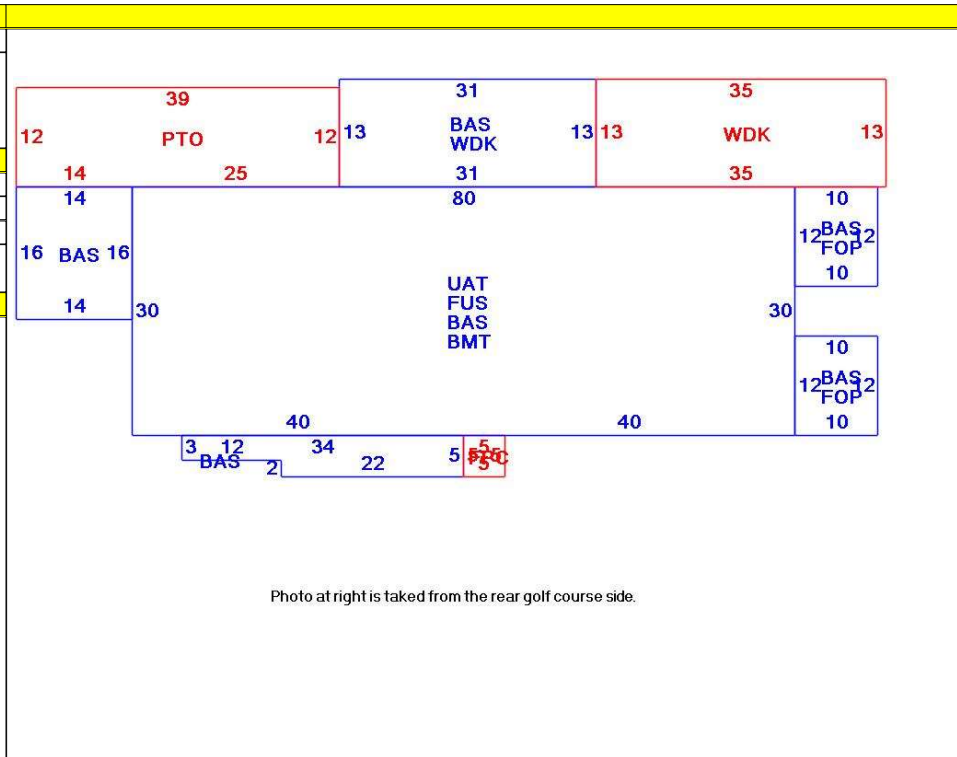
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0119				HYAN

NOTES										
This signature acknowledges a visit by a Data Collector or Assessor										
APPRAISED VALUE SUMMARY										
Appraised Bldg. Value (Card)										2,241,100
Appraised Xf (B) Value (Bldg)										57,900
Appraised Ob (B) Value (Bldg)										89,000
Appraised Land Value (Bldg)										2,237,500
Special Land Value										0
Total Appraised Parcel Value										4,625,500
Valuation Method										C
Total Appraised Parcel Value										4,625,500

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
200900255	01-23-2009	OB	Out Building	5,000	06-30-2009	100	06-30-2009	COTTAGE RELOCATED TO T		11-12-2021	BM	22		22	Change of Address
56598	10-19-2001	NR	New Roof	12,000	05-08-2002	100	01-01-2002			05-24-2020	WD			FR	Field Review
B35624	01-01-1993	NR	New Roof	3,500	01-15-1994	100	06-30-1994	HP REROOF		01-25-2018	SR	02		03	Cycl Insp Comp
										10-17-2016	AL	22		22	Change of Address
										08-15-2016	JR	03		16	In Office Review
										12-22-2014	AL	03		16	In Office Review
										03-27-2013	DR	03		16	In Office 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	RF-1	4	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	0119	12.000			1.0000	2,116,128		
1	1010	Single Fam M-0	RF-1	4	0.710	AC 14,250.00	1.00000	1.0000	0	1.00	0119	12.000			1.0000	171,000		
Total Card Land Units					1.71	AC	Parcel Total Land Area					1.71	Total Land Value					2,237,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	03	Colonial			
Model	01	Residential			
Grade:	X+	Exceptional PI			
Stories	2.15	2 Stories w/FA			
Exterior Wall 1	16	Stucco on Wood			
Exterior Wall 2					
RooF Structure	03	Gable/Hip			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2	04	Plywood Panel			
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	09	9 Bedrooms			
Full Baths	4				
Half Baths	1				
Extra Fixtures					
Total Rooms	17	17 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	41	4 Full-1 Half			
<b>CONDO DATA</b>			<b>COST / MARKET VALUATION</b>		
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
Building Value New			3,069,973		
Year Built		1890			
Effective Year Built		1989			
Depreciation Code		G			
Remodel Rating					
Year Remodeled					
Depreciation %		27			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		73			
RCNLD		2,241,100			
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
FPL3	Fireplace 2 sto	B	2	7000.00	1984		73		0.00	10,200
FPO	Ext FP Openin	B	1	2000.00	1984		73		0.00	1,500
GSQT	Guest Quarter	L	630	122.81	2008		84	C	1.00	55,700
WDC	Wood Decking	L	858	20.00	1996		54		0.00	8,400
PAT2	Patio-Good	L	468	9.94	1996		77		0.00	3,500
FOPC	Open Prch-roo	B	25	55.00	1984		73		0.00	1,300
BMT	Basement-Unfi	B	2,400	26.01	1984		73		0.00	37,600
FOP	Open Porch-ro	B	240	55.00	1984		73		0.00	7,300
PAT2	Patio-Good	L	280	9.94	2008		89		0.00	2,500
BMT1	Basement-Unfi	L	630	28.00	2008		89		0.00	18,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,413	3,413	3,413	507.18	1,731,012
BMT	Basement Area	0	2,400	0	0.00	0
FOP	Open Porch	0	240	0	0.00	0
FPC	Open Porch Conc. Floor	0	25	0	0.00	0
FUS	Upper Story	2,400	2,400	2,400	507.18	1,217,237
PTO	Patio	0	468	0	0.00	0
UAT	Attic, Unfinished	0	2,400	240	50.72	121,724
WDK	Wood Deck	0	858	0	0.00	0
Ttl Gross Liv / Lease Area		5,813	12,204	6,053		3,069,973

