

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
ANDERSON, RONALD F TR R & B ANDERSON REALTY TRUST 78 CHANNEL POINT RD HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	310,400	310,400	
			6 Septic		4	RES LAND	1010	164,700	164,700	
SUPPLEMENTAL DATA						Total				475,100
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 61 #DL 2 GIS ID F_983716_2696091				Plan Ref. 110/29 Land Ct# #SR Life Estate PP STATU Assoc Pid#						475,100

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
ANDERSON, RONALD F TR		8416 0157	01-22-1993	U	I	1	F	Year	Code	Assessed	Year	Code	Assessed
ANDERSON, RONALD F & BARBARA A		4119 0243	05-23-1984	Q	I	62,500	U	2025	1010	310,400	2024	1010	293,800
FISHER, SANDRA D		2704 0143	05-11-1978	U		0			1010	164,700	2023	1010	162,700
Total								475,100	Total	458,500	Total	422,600	

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			
Total			0.00					Appraised Bldg. Value (Card) 284,700				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0106			Batch HYAN

NOTES											
<p>Appraised Xf (B) Value (Bldg) 20,400</p> <p>Appraised Ob (B) Value (Bldg) 5,300</p> <p>Appraised Land Value (Bldg) 164,700</p> <p>Special Land Value 0</p> <p>Total Appraised Parcel Value 475,100</p> <p>Valuation Method C</p> <p>Total Appraised Parcel Value 475,100</p>											

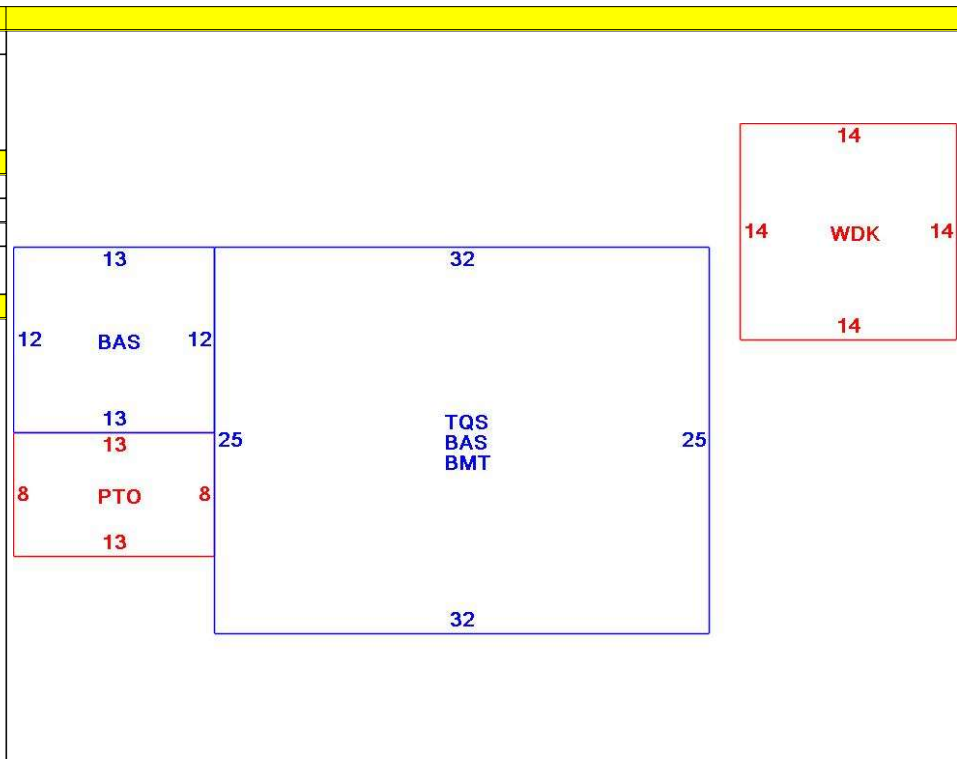
BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
									05-26-2020	WD			FR	Field Review
									01-22-2018	SR	02		03	Cycl Insp Comp
									10-10-2017	SR	02		03	Cycl Insp Comp
									03-27-2014	JR	03		16	In Office Review
									02-14-2002	PT	01		00	Meas/Listed-Interior Acces
									12-15-1988	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	0.200 AC	176,344.00	4.05999	1.0000	5	1.00	0106	1.150		1.0000	823,350.1	164,700	
Total Card Land Units					0.20 AC	Parcel Total Land Area					0.20	Total Land Value					164,700

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					
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	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	02	Conc. Block			
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	400,985
Year Built	1954
Effective Year Built	1987
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	29
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	71
RCNLD	284,700
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	1985		71		0.00	4,300
BMT	Basement-Unfi	B	800	26.01	1985		71		0.00	16,100
PAT1	Patio- Average	L	104	5.89	1992		73		0.00	500
WDC	Wood Deck w/	L	196	18.00	2007		76		0.00	3,200
SHED	Shed	L	120	18.00	2007		76		0.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	956	956	956	271.67	259,717
BMT	Basement Area	0	800	0	0.00	0
PTO	Patio	0	104	0	0.00	0
TQS	Three Quarter Story	520	800	520	176.59	141,268
WDK	Wood Deck	0	196	0	0.00	0
Ttl Gross Liv / Lease Area		1,476	2,856	1,476		400,985

