

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
FIELD, KEGAN H 29 MARSTON AVE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	227,700	227,700	
			6 Septic		4	RES LAND	1010	171,300	171,300	
SUPPLEMENTAL DATA						Total				399,000
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 #DL 2 GIS ID F_983518_2695481				Plan Ref. 84/69 Land Ct# #SR Life Estate PP STATU Assoc Pid#						399,000

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FIELD, KEGAN H		31649 0166	11-07-2018	Q	I	240,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
HOUGHTON, T DAVID		6773 0324	06-15-1989	U	I	1	A	2025	1010	227,700	2024	1010	225,800	2023	1010	195,600
HOUGHTON, T DAVID		6773 0323	06-15-1989	U	I	1	A		1010	171,300		1010	171,300		1010	169,300
HOUGHTON, THOMAS F JR		0845 0127	06-22-1953	U		0		Total		399,000	Total		397,100	Total		364,900

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int					
2023	5C	RESIDENTIAL EXEMPTION												
Total			0.00											

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B		Tracing		Batch		Appraised Bldg. Value (Card)	192,400
0106						HYAN		Appraised Xf (B) Value (Bldg)	35,300
NOTES				Appraised Ob (B) Value (Bldg)				Appraised Land Value (Bldg)	171,300
				Special Land Value				Special Land Value	0
				Total Appraised Parcel Value				Total Appraised Parcel Value	399,000
				Valuation Method				Valuation Method	C
				Total Appraised Parcel Value				Total Appraised Parcel Value	399,000

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
										03-28-2023	LH	03		22	Change of Address
										03-27-2023	YB	03		16	In Office Review
										05-26-2020	WD			FR	Field Review
										10-04-2017	SR	02		03	Cycl Insp Comp
										02-20-2002	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	RF-1	4	0.250 AC	176,344.00	3.37919	1.0000	5	1.00	0106	1.150			1.0000	685,290.4	171,300	
Total Card Land Units					0.25	AC	Parcel Total Land Area					0.25	Total Land Value					171,300

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	25	Vinyl Siding			
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	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5	5 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	10	1 Full-0 Half			

CONDO DATA			
Parcel Id		C	Owne 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	256,501
Year Built	1954
Effective Year Built	1992
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	75
RCNLD	192,400
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
FPL1	Fireplace 1 sto	B	1	5000.00	1990		75		0.00	3,800
FOPC	Open Prch-roo	B	56	55.00	1990		75		0.00	2,300
GAR	Attached Gara	B	344	40.00	1990		75		0.00	11,000
BMT	Basement-Unfi	B	876	26.01	1990		75		0.00	18,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	876	876	876	292.81	256,501
BMT	Basement Area	0	876	0	0.00	0
FPC	Open Porch Conc. Floor	0	56	0	0.00	0
GAR	Attached Garage	0	344	0	0.00	0
Ttl Gross Liv / Lease Area		876	2,152	876		256,501

