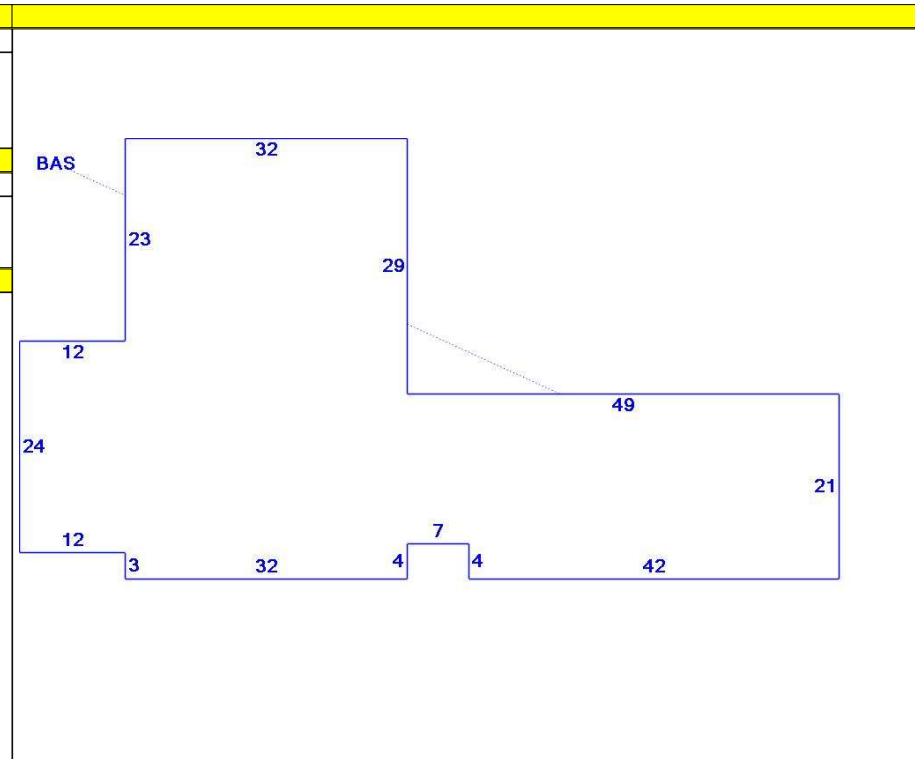


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION							
MASON, FRANCIS J III & WIINIKAINEN 100 SCUDDER AVE HYANNIS MA 02601						Description	Code	Appraised	Assessed								
					4	COMMERC. COM LAND	3325 3325	195,600 238,000	195,600 238,000								
SUPPLEMENTAL DATA						Total		433,600	433,600								
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_984100_2698152		Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MASON, FRANCIS J III & WIINIKAINEN, MIC MASON, FRANK J & SHIRLEY M		4598 1407	0203 1093	06-15-1985 07-22-1968	U U	I I	1 0	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
									2025	3325 3325	195,600 238,000	2024	3325 3325	190,800 238,000	2023	3325 3325	190,800 238,000
		Total						Total		433,600		Total		428,800		Total 428,800	
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)				191,800				
CI09							HYAN		Appraised Xf (B) Value (Bldg)				0				
								Appraised Ob (B) Value (Bldg)				3,800					
								Appraised Land Value (Bldg)				238,000					
								Special Land Value				0					
								Total Appraised Parcel Value				433,600					
								Valuation Method				C					
								Total Appraised Parcel Value				433,600					
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			
B32462	11-01-1988	RW	Repair Work	35,000		100		HY REPAIR	04-29-2020	GM	04		FR	Field Review			
									12-16-2014	JR	03		03	Cycl Insp Comp			
									08-23-2010	TP	03		16	In Office Review			
LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3325	GARAGE	RB	4	Hyannis	0.650	AC	330,000.00	1.10955	C	1.00	CI09	1.000		0	366,168	238,000
Total Card Land Units						0.65	AC	Parcel Total Land Area: 0.65				Total Land Value				238,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	25	Service Shop			
Model	95	SvcGar/Gar/JS			
Grade	C-	Average Minus			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	01	Minimum			
Interior Wall 2					
Interior Floor 1	03	Concr Finished			
Interior Floor 2					
Heating Fuel	03	Gas			
Heating Type	03	Hot Air-No Duc			
AC Type	01	None			
Size Adj Tbl	3325	GARAGE			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	03	HEAT ONLY			
Frame Type	03	MASONRY			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	06	CEIL & WALLS			
Common Wall	00	0%			
Wall Height	10.00				
1st Floor Use:	3320				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
3325	GARAGE	100
		0
		0

COST / MARKET VALUATION	
RCN	274,048
Year Built	1930
Effective Year Built	1986
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	191,800
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



OB - OUTBUDDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
PAV1	PAVING-ASPH	L	4,000	3.00	1985		32		0.00	3,800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,889	2,889	2,889	94.86	274,048	
Ttl Gross Liv / Lease Area		2,889	2,889	2,889		274,048	

