

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION	
WYMAN, DEIDRE J TR DAVID J CHILAUSSKAS SUPP NEEDS 34 FERNWOOD AVENUE HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed		
			4 Gas			RESIDENTL	1010	487,000	487,000		
			6 Septic		4	RES LAND	1010	173,600	173,600		
SUPPLEMENTAL DATA						Total				660,600	660,600
Alt Prcl ID Split Zonin BID Parcel ResExpt Q NO APP: #DL 1 LOT 45 #DL 2 GIS ID F_983793_2696608				Plan Ref. 38/91 Land Ct# #SR Life Estate PP STATU Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
WYMAN, DEIDRE J TR		35454	245	10-31-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	
CHILAUSSKAS, CYNTHIA L ESTATE OF		35454	128	10-31-2022	U	I	1	1F	2025	1010	487,000	2024	1010	451,100	
CHILAUSSKAS, DAVID J & CYNTHIA L TRS		29021	0171	07-20-2015	U	I	1	1F		1010	173,600	2023	1010	407,200	
CHILAUSSKAS, DAVID J & CYNTHIA		2047	0165	05-31-1974	U		0		Total		660,600	Total		624,700	
								Total		660,600	Total		624,700	Total	578,700

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int							
2024	N5C	NO RESIDENTIAL EXEMPTION													
Total			0.00												

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0106				HYAN	Appraised Bldg. Value (Card)	412,300	
					Appraised Xf (B) Value (Bldg)	55,400	
					Appraised Ob (B) Value (Bldg)	19,300	
					Appraised Land Value (Bldg)	173,600	
					Special Land Value	0	
					Total Appraised Parcel Value	660,600	
					Valuation Method	C	
					Total Appraised Parcel Value	660,600	

NOTES										VISIT / CHANGE HISTORY					
										Date	Id	Type	Is	Cd	Purpost/Result
										06-30-2024	TR	03		16	In Office Review
										05-26-2020	WD			FR	Field Review
										01-26-2018	SR	01		03	Cycl Insp Comp
										08-12-2014	JR	03		16	In Office Review

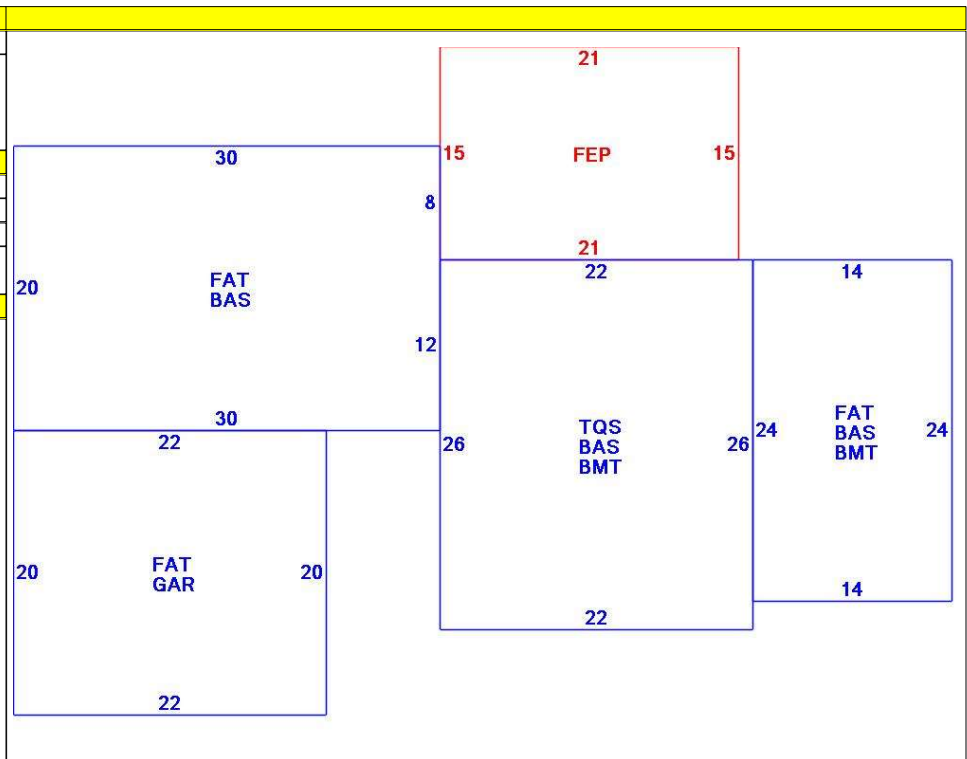
BUILDING PERMIT RECORD										LAND LINE VALUATION SECTION					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
EXPR-21-1 38230	06-22-2021 05-06-1999	835 AD	Sid/Wind/Roof/ Addition	5,000 15,300	06-30-2023 06-09-2000	100 100	06-30-2023 01-01-2000	blown in cellulose and general		06-30-2024	TR	03		16	In Office Review

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	0.310	AC	176,344.00	2.76107	1.0000	5	1.00	0106	1.150		1.0000	559,927.4	173,600
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value			173,600	

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	11	Clapboard			
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	14	Carpet			
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
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	01	Poured Conc.			
Rms Prts					
Bath Split	20	2 Full-0 Half			

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

COST / MARKET VALUATION	
Building Value New	528,551
Year Built	1973
Effective Year Built	1996
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	412,300
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	2	6000.00	1994		78	C	0.00	9,400
SPL2	Pool Vinyl	L	512	55.00	2000		62	C	1.00	17,500
FEP	Enclosed porc	B	315	70.00	1994		78		0.00	13,300
GAR	Attached Gara	B	440	40.00	1994		78		0.00	13,300
BMT	Basement-Unfi	B	908	26.01	1994		78		0.00	19,400
PAT1	Patio- Average	L	390	5.89	2000		81		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,508	1,508	1,508	253.38	382,097
BMT	Basement Area	0	908	0	0.00	0
FAT	Attic, Finished	206	1,376	206	37.93	52,196
FEP	Enclosed Porch	0	315	0	0.00	0
GAR	Attached Garage	0	440	0	0.00	0
TQS	Three Quarter Story	372	572	372	164.79	94,257
Ttl Gross Liv / Lease Area		2,086	5,119	2,086		528,550

