

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
CASSIDY, WILLIAM H III & LAWSON, HANK AND LISA TRUST 7 PITCHERS WAY HYANNIS MA 02601		1 Level	2 Public Water	1 Paved		Description	Code	Assessed	Assessed
			4 Gas			RESIDNTL	1010	391,900	391,900
			6 Septic		4	RES LAND	1010	151,900	151,900
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 11 #DL 2 GIS ID F_983226_2696732			Plan Ref. Land Ct# 36483-D #SR Life Estate PP STATU Assoc Pid#			Total 543,800 543,800			

801
 FY2025
 BARNSTABLE, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CASSIDY, WILLIAM H III & LAWSON, ELL	C231346	0	10-20-2022	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed			
CASSIDY III, WILLIAM H & LAWSON, ELL	C127131	0	07-02-1992	Q	I	132,500	U	2025	1010	391,900	2024	1010	371,100			
BROWN, ROBERT J	#D49409	0	10-31-1989	U		0			1010	151,900		1010	151,900			
BROWN, ROBERT J & VIRGINIA	C99210	0	11-15-1984	U	I	94,500	O									
NICKULAS, LARRY	C97479	0	07-15-1984	U	V	1	R									
Total								543,800		Total		523,000		Total		467,800

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2010	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00				

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0105			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	348,600
Appraised Xf (B) Value (Bldg)	38,400
Appraised Ob (B) Value (Bldg)	4,900
Appraised Land Value (Bldg)	151,900
Special Land Value	0
Total Appraised Parcel Value	543,800
Valuation Method	C
Total Appraised Parcel Value	543,800

NOTES							

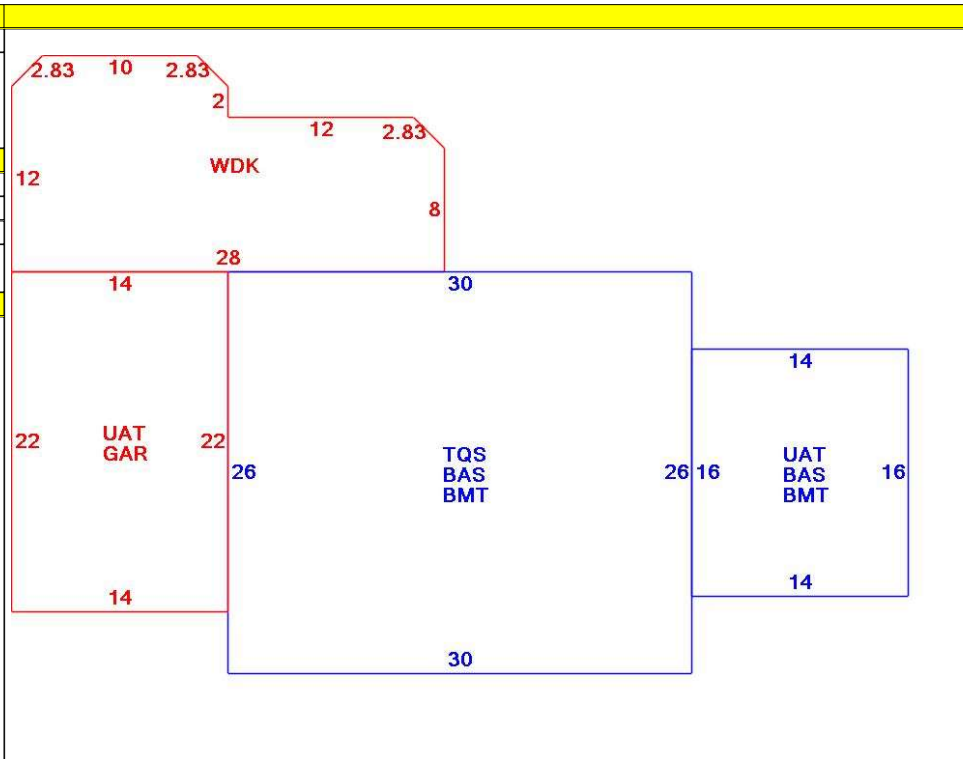
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
EXPR-24-3	04-02-2024	835	Sid/Wind/Roof/	10,000		100		Install Three [3] Smooth Star F air sealing and Attic insulation	05-26-2020	WD			FR	Field Review	
EXPR-21-1	10-05-2021	835	Sid/Wind/Roof/	4,000		100			04-25-2018	MS	03		16	In Office Review	
									01-16-2015	SR	02		14	Cyclical Inspection	
									04-09-2014	JR	03		16	In Office Review	
									02-21-2002	PT	01		00	Meas/Listed-Interior Acces	
									07-15-1988	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	0.340	AC	176,344.00	2.53383	1.0000	5	1.00	0105	1.000		1.0000	446,820.4	151,900
Total Card Land Units					0.34	AC	Parcel Total Land Area					0.34	Total Land Value				151,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C	Average			
Stories	1.5	1 1/2 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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2				
Half Baths	0				
Extra Fixtures					
Total Rooms	6	6 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	419,950
Year Built	1984
Effective Year Built	2002
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	83
RCNLD	348,600
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	2000		83		0.00	5,000
WDC	Wood Decking	L	330	20.00	1999		60		0.00	3,900
GAR	Attached Gara	B	308	40.00	2000		83		0.00	11,300
BMT	Basement-Unfi	B	1,004	26.01	2000		83		0.00	22,100
PAT1	Patio- Average	L	156	5.89	2015		96		0.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,004	1,004	1,004	268.51	269,584
BMT	Basement Area	0	1,004	0	0.00	0
GAR	Attached Garage	0	308	0	0.00	0
TQS	Three Quarter Story	507	780	507	174.53	136,135
UAT	Attic, Unfinished	0	532	53	26.75	14,231
WDK	Wood Deck	0	330	0	0.00	0
Ttl Gross Liv / Lease Area		1,511	3,958	1,564		419,950

