

| CURRENT OWNER | | TOPO | | UTILITIES | | STRT / ROAD | | LOCATION | | CURRENT ASSESSMENT | | | |
|---|--|------|-------|--|--------------|-------------|-------|----------|--|-----------------------|------|----------|----------|
| ESPINAL, AMANDA V 24 FAWCETT LN HYANNIS MA 02601 | | 1 | Level | 6 | Septic | 1 | Paved | | | Description | Code | Assessed | Assessed |
| | | | | 4 | Gas | | | | | RESIDENTL | 1010 | 233,800 | 233,800 |
| | | | | 2 | Public Water | | | 4 | | RES LAND | 1010 | 138,800 | 138,800 |
| SUPPLEMENTAL DATA | | | | | | | | | | | | | |
| Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 43 #DL 2 GIS ID F_982346_2699647 | | | | Plan Ref. Land Ct# 22825-P (SH 2) #SR Life Estate PP STATU Assoc Pid# | | | | | | Total 372,600 372,600 | | | |

801
 FY2025
 BARNSTABLE, MA

VISION

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | | SALE DATE | | Q/U | | V/I | | SALE PRIC | | VC | | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | | |
|------------------------------------|--|-------------|---|------------|--|-----|---|-----|--|-----------|--|----|--|--------------------------------|------|----------|------|---------|----------|-------|------|----------|--|
| ESPINAL, AMANDA V | | C201993 | 0 | 11-13-2013 | | Q | I | | | 175,000 | | 00 | | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed | |
| TAKESSIAN, ROGER C | | C179237 | 0 | 02-08-2006 | | U | I | | | 1 | | 1A | | 2025 | 1010 | 233,800 | 2024 | 1010 | 231,500 | 2023 | 1010 | 199,500 | |
| TAKESSIAN, CLAIRE C & ROGER C | | #D91171 | 0 | 02-10-2003 | | U | I | | | 0 | | 1F | | | 1010 | 138,800 | | 1010 | 138,800 | | 1010 | 133,200 | |
| TAKESSIAN, JOHN L & CLAIRE C & ROG | | C159096 | 0 | 09-20-2000 | | U | I | | | 1 | | 1A | | | | | | | | | | | |
| TAKESSIAN, JOHN L & CLAIRE C | | C123579 | 0 | 06-11-1991 | | U | I | | | 1 | | A | | | | | | | | | | | |
| Total | | | | | | | | | | | | | | 372,600 | | Total | | 370,300 | | Total | | 332,700 | |

| EXEMPTIONS | | | | OTHER ASSESSMENTS | | | | This signature acknowledges a visit by a Data Collector or Assessor | | | | | | | | | | | |
|------------|------|-------------|--------|-------------------|-------------|--------|--------|---|--|--|--|--|--|--|--|--|--|--|--|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int | | | | | | | | | | | |
| | | | Total | 0.00 | | | | | | | | | | | | | | | |

| ASSESSING NEIGHBORHOOD | | | | APPRAISED VALUE SUMMARY | | | | | | | |
|------------------------|-----------|---|---------|-------------------------|-------------------------------|--|--|--|--|--|---------|
| Nbhd | Nbhd Name | B | Tracing | Batch | | | | | | | |
| 0104 | | | | HYAN | Appraised Bldg. Value (Card) | | | | | | 204,100 |
| | | | | | Appraised Xf (B) Value (Bldg) | | | | | | 27,300 |
| | | | | | Appraised Ob (B) Value (Bldg) | | | | | | 2,400 |
| | | | | | Appraised Land Value (Bldg) | | | | | | 138,800 |
| | | | | | Special Land Value | | | | | | 0 |
| | | | | | Total Appraised Parcel Value | | | | | | 372,600 |
| | | | | | Valuation Method | | | | | | C |
| | | | | | Total Appraised Parcel Value | | | | | | 372,600 |

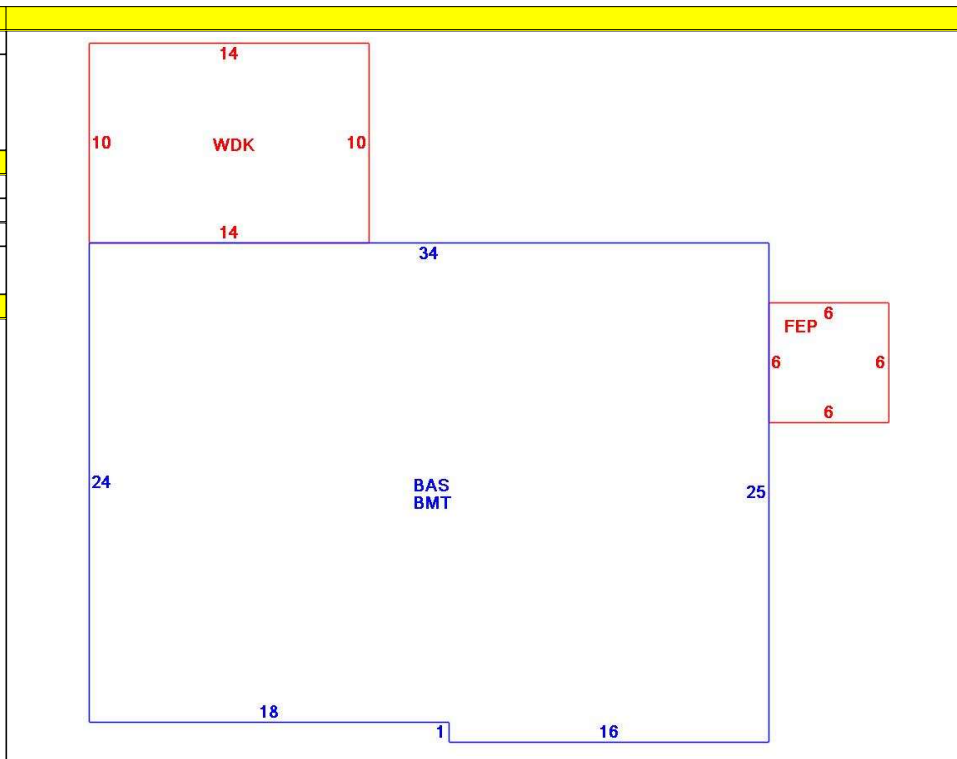
| NOTES | | | | | | | | | | | | VISIT / CHANGE HISTORY | | | | | |
|-----------|------------|------|-------------|--------|------------|--------|------------|--------------------------|------------|----|------|------------------------|----|------------------|--|--|--|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | Date | Id | Type | Is | Cd | Purpost/Result | | | |
| 201501879 | 04-17-2015 | IN | Insulation | 3,300 | 06-30-2015 | 100 | 06-30-2016 | ADD R-19 AND R-38 CELLUL | 04-22-2022 | LH | 03 | | 16 | In Office Review | | | |
| | | | | | | | | | 04-30-2020 | WD | | | FR | Field Review | | | |
| | | | | | | | | | 01-08-2018 | SR | 02 | | 03 | Cycl Insp Comp | | | |
| | | | | | | | | | 07-16-2014 | TR | 03 | | 16 | In Office Review | | | |

| 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 | 0.410 | AC | 176,344.00 | 2.13291 | 1.0000 | 5 | 1.00 | 0104 | 0.900 | | 1.0000 | 338,509.9 | 138,800 | |
| Total Card Land Units | | | | | 0.41 | AC | Parcel Total Land Area | | | | | 0.41 | Total Land Value | | | | | 138,800 |

| 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 | 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 | 12 | Hardwood | | | |
| Interior Floor 2 | | | | | |
| Heat Fuel | 03 | Gas | | | |
| Heat Type | 04 | Hot Air | | | |
| AC Type | 01 | None | | | |
| Bedrooms | 02 | 2 Bedrooms | | | |
| Full Baths | 1 | | | | |
| Half Baths | 0 | | | | |
| Extra Fixtures | | | | | |
| Total Rooms | 4 | 4 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 | Ownr 0.0 |
| | | B | S |
| Adjust Type | Code | Description | Factor% |
| Condo Flr | | | |
| Condo Unit | | | |

| COST / MARKET VALUATION | | |
|--------------------------|--|---------|
| Building Value New | | 245,870 |
| 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 | | 204,100 |
| 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 | 2000 | | 83 | | 0.00 | 4,200 |
| WDC | Wood Decking | L | 140 | 20.00 | 1999 | | 60 | | 0.00 | 2,400 |
| BMT | Basement-Unfi | B | 832 | 26.01 | 2000 | | 83 | | 0.00 | 19,400 |
| FEP | Enclosed porc | B | 36 | 70.00 | 2000 | | 83 | | 0.00 | 3,700 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | |
|-----------------------------------|----------------|-------------|------------|----------|-----------|----------------|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |
| BAS | First Floor | 832 | 832 | 832 | 295.52 | 245,870 |
| BMT | Basement Area | 0 | 832 | 0 | 0.00 | 0 |
| FEP | Enclosed Porch | 0 | 36 | 0 | 0.00 | 0 |
| WDK | Wood Deck | 0 | 140 | 0 | 0.00 | 0 |
| Ttl Gross Liv / Lease Area | | 832 | 1,840 | 832 | | 245,870 |

