

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
BELL, WALTER C 50 SAINT JOHN ST HYANNIS MA 02601				1	Level	6	Septic	1	Paved			Description	Code	Assessed	Assessed
						4	Gas					RESIDNTL	1010	213,700	213,700
						2	Public Water				4	RES LAND	1010	135,800	135,800
SUPPLEMENTAL DATA												Total 349,500 349,500 801 FY2025 BARNSTABLE, MA <h1 style="text-align: center;">VISION</h1>			
Alt Prcl ID						Plan Ref. 167/85									
Split Zonin						Land Ct#									
BID Parcel						#SR									
ResExpt Q YES:						Life Estate									
#DL 1 LOT 25						PP STATU									
#DL 2						Assoc Pid#									
GIS ID F_982966_2701698															

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)				
BELL, WALTER C HOLMES, THOMAS F SR & SHIRLEY A HOLMES, JOANNE RICH, CHARLES J & KELLY A UHLMAN, NEIL D JR				19500	0251	02-03-2005	U	I	198,000	N	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				16879	0107	05-07-2003	U	I	142,500	1A	2025	1010	213,700	2024	1010	212,000	2023	1010	185,200	
				12832	0231	02-15-2000	Q	I	115,500	00		1010	135,800			135,800			130,400	
				7299	0235	09-15-1990	Q	I	86,500	U	Total 349,500 Total 347,800 Total 315,600									
				4602	0045	06-15-1985	Q	I	50,000	U										

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Code	Description	Amount	Code	Description	Number	Amount
2011	5C	RESIDENTIAL EXEMPTION	0.00				
Total			0.00	This signature acknowledges a visit by a Data Collector or Assessor			

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch			
0104				HYAN			
NOTES				Appraised Bldg. Value (Card) 185,100 Appraised Xf (B) Value (Bldg) 21,300 Appraised Ob (B) Value (Bldg) 7,300 Appraised Land Value (Bldg) 135,800 Special Land Value 0 Total Appraised Parcel Value 349,500 Valuation Method C Total Appraised Parcel Value 349,500			

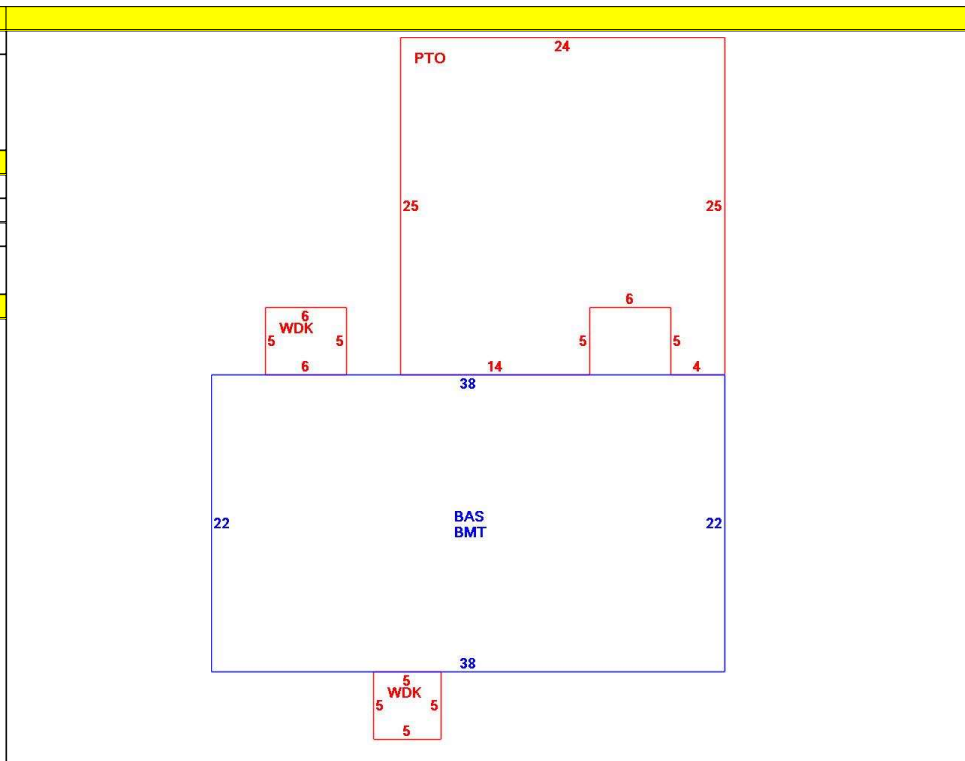
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
										05-01-2020	WD			FR	Field Review
										03-18-2015	SR	02		14	Cyclical Inspection
										10-27-2005	JS	02		01	Meas/Est
										02-14-2001	SM	01		00	Meas/Listed-Interior Acces
										10-15-1987	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	0.310	AC	176,344.00	2.76107	1.0000	5	1.00	0104	0.900		1.0000	438,214.8	135,800	
Total Card Land Units					0.31	AC	Parcel Total Land Area					0.31	Total Land Value					135,800

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	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					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	5				
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	Own	0.0
Adjust Type	Code	Description	Factor%
Condo Flr	Condo Unit		

COST / MARKET VALUATION	
Building Value New	246,845
Year Built	1965
Effective Year Built	1992
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	75
RCNLD	185,100
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	1990		75		0.00	3,800
PAT1	Patio- Average	L	570	5.89	1994		75		0.00	2,400
BMT	Basement-Unfi	B	836	26.01	1990		75		0.00	17,500
WDC	Wood Decking	L	55	20.00	2015		92		0.00	2,700
SHED	Shed	L	120	18.00	2019		100		0.00	2,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	836	836	836	295.27	246,845
BMT	Basement Area	0	836	0	0.00	0
PTO	Patio	0	570	0	0.00	0
WDK	Wood Deck	0	55	0	0.00	0
Ttl Gross Liv / Lease Area		836	2,297	836		246,845

