

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
CORBETT, RONALD E & DONNA S 85 KELLEY RD HYANNIS MA 02601		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	285,800	285,800	
			2 Public Water		4	RES LAND	1010	138,800	138,800	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel ResExpt Q YES: #DL 1 LOT 84 #DL 2 GIS ID F_984048_2703149				Plan Ref. 161/151 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		424,600	424,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)					
CORBETT, RONALD E & DONNA S		1467 0264	03-31-1970	U	V	0		Year	Code	Assessed	Year	Code	Assessed
								2025	1010	285,800	2024	1010	279,800
									1010	138,800		1010	138,800
								Total		424,600	Total		418,600
								Total			Total		377,600

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int				
2010	5C	RESIDENTIAL EXEMPTION	0.00									
Total			0.00									

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	B	Tracing	Batch				
0104				HYAN	Appraised Bldg. Value (Card)			248,600
					Appraised Xf (B) Value (Bldg)			32,100
					Appraised Ob (B) Value (Bldg)			5,100
					Appraised Land Value (Bldg)			138,800
					Special Land Value			0
					Total Appraised Parcel Value			424,600
					Valuation Method			C
					Total Appraised Parcel Value			424,600

NOTES											VISIT / CHANGE HISTORY					
											Date	Id	Type	Is	Cd	Purpost/Result
											05-04-2020	WD			FR	Field Review
											05-30-2018	MS	03		16	In Office Review
											10-13-2017	SR	02		03	Cycl Insp Comp
											03-07-2001	SM	01		00	Meas/Listed-Interior Acces
											09-15-1987	ML	01		00	Meas/Listed-Interior Acces

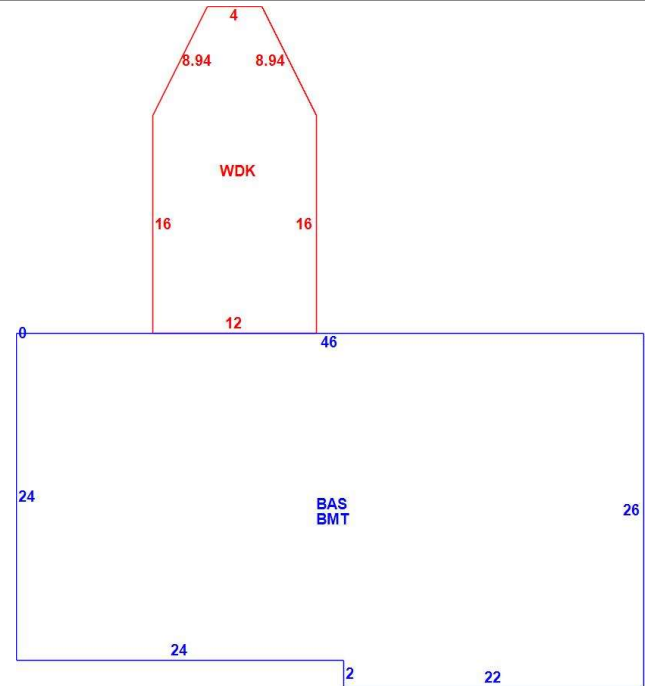
BUILDING PERMIT RECORD											LAND LINE VALUATION SECTION					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments			Date	Id	Type	Is	Cd	Purpost/Result
EXPR-23-1	11-14-2023	835	Sid/Wind/Roof/	3,875		100		Replace 1 window; no structur			05-04-2020	WD			FR	Field Review

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	0.410 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			
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	14	Carpet			
Interior Floor 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	03	3 Bedrooms			
Full Baths	1				
Half Baths	0				
Extra Fixtures					
Total Rooms	6				
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	Owne	0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	335,951
Year Built	1961
Effective Year Built	1990
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	74
RCNLD	248,600
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
FPL1	Fireplace 1 sto	B	1	5000.00	1988		74		0.00	3,700
FPO	Ext FP Openin	B	1	1832.00	1988		74		0.00	1,400
BRR	Bsmt Rec Rm-	B	600	8.05	1988		74		0.00	3,600
WDC	Wood Decking	L	256	20.00	1993		48		0.00	2,600
BMT	Basement-Unfi	B	1,148	26.01	1988		74		0.00	21,500
SHED	Shed	L	49	18.00	2017		96		0.00	800
SHED	Shed	L	96	18.00	2017		96		0.00	1,700
FPLG	Gas Fireplace-	B	1	2500.00	1988		74		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,148	1,148	1,148	292.64	335,951
BMT	Basement Area	0	1,148	0	0.00	0
WDK	Wood Deck	0	256	0	0.00	0
Ttl Gross Liv / Lease Area		1,148	2,552	1,148		335,951

