

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION
HILLERY, TAMMY A 57 GERMAIN AVENUE QUINCY MA 02169		1 Level	6 Septic	1 Paved		Description	Code	Assessed	Assessed	
			4 Gas			RESIDNTL	1010	173,200	173,200	
			2 Public Water		4	RES LAND	1010	129,900	129,900	
SUPPLEMENTAL DATA										
Alt Prcl ID				Plan Ref. 225/109						
Split Zonin				Land Ct#						
BID Parcel				#SR						
ResExpt Q				Life Estate						
#DL 1 LOT 40				PP STATU						
#DL 2				Assoc Pid#						
GIS ID F_985141_2703013						Total 303,100 303,100				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
HILLERY, TAMMY A		25554 0313	07-08-2011	U	I	67,000	1S	Year	Code	Assessed	Year	Code	Assessed			
WELLS FARGO BANK NA		25523 0149	06-23-2011	U	I	109,836	1L	2025	1010	173,200	2024	1010	169,100			
NETTO, AUGUSTO C & CLAUDIO A		14668 0118	01-07-2002	U	I	103,000	1		1010	129,900		1010	129,900			
KERSEY, KATHLEEN F & KERRY E		6963 0113	11-15-1989	Q	I	65,000	00									
MCGUIRK, FRANCIS J		6963 0110	11-15-1989	U	I	1	1A									
Total								303,100		Total		299,000		Total		266,900

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			
NOTES				Appraised Bldg. Value (Card)	172,800		
				Appraised Xf (B) Value (Bldg)	0		
				Appraised Ob (B) Value (Bldg)	400		
				Appraised Land Value (Bldg)	129,900		
				Special Land Value	0		
				Total Appraised Parcel Value	303,100		
				Valuation Method	C		
				Total Appraised Parcel Value	303,100		

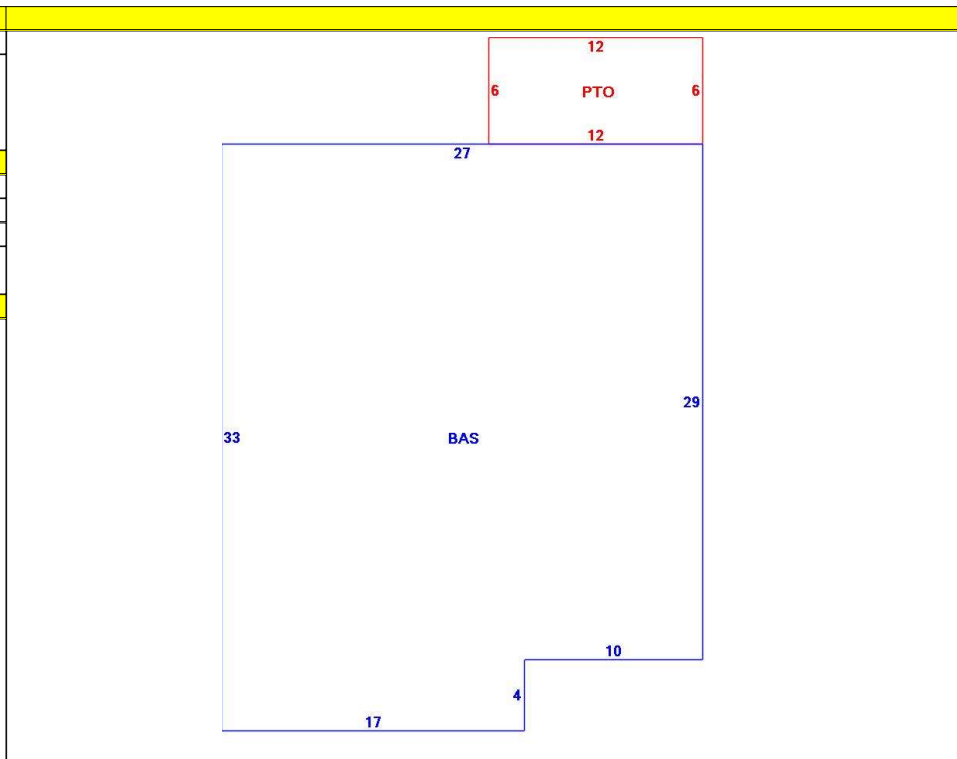
BUILDING PERMIT RECORD						VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
									11-16-2021	BM	03		16	In Office Review
									05-04-2020	WD			FR	Field Review
									10-26-2018	RB	03		16	In Office Review
									12-29-2017	KM	01		03	Cycl Insp Comp
									07-21-2011	DR	22		22	Change of Address
									02-10-2003	PT	02		01	Meas/Est
									03-01-2001	SM	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	0.210 AC	176,344.00	3.89789	1.0000	5	1.00	0104	0.900	MKT ADJ		1.0000	618,632.3
Total Card Land Units					0.21	AC	Parcel Total Land Area					0.21	Total Land Value			129,900

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	25	Vinyl Siding			
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	03	Conc. Slab			
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	250,490
Year Built	1945
Effective Year Built	1984
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	31
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	69
RCNLD	172,800
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
PAT1	Patio- Average	L	72	5.89	1993		74		0.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	851	851	851	294.35	250,490
PTO	Patio	0	72	0	0.00	0
Ttl Gross Liv / Lease Area		851	923	851		250,490

