

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
GARDNER, DONALD						Description	Code	Assessed	Assessed	801 FY2025 BARNSTABLE, MA	
800 BEARSES WAY UNIT 2WG					4 Hyannis CU	RESIDNTL	1020	254,400	254,400		
HYANNIS MA 02601		SUPPLEMENTAL DATA									
		Alt Prcl ID	Split Zonin HB;B	Plan Ref.	Land Ct# 30582-E1 TO E3					VISION	
		BID Parcel	ResExpt Q	Life Estate	PP STATU						
		#DL 1	UNIT 2WG	Assoc Pid#							
		#DL 2	BLDG 2								
		GIS ID	F_982728_2707537					Total	254,400	254,400	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GARDNER, DONALD	C33-2	0	04-29-2022	Q	I	275,000	00	Year	Code	Assessed	Year	Code	Assessed
GATHUMA, NGIMA NELLY	C33-2	0	01-17-2008	Q	I	146,000	00	2025	1020	254,400	2024	1020	258,000
HILL, DOLORES J	C33-2	0	05-27-1999	Q	I	50,000	00				2023	1020	173,800
THOMAS, S BENJAMIN	C33-2	0	05-15-1989	U	I	1	A						
THOMAS, S BENJAMIN	C33-2	0	02-08-1978	U		0		Total	254,400	Total	258,000	Total	173,800

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

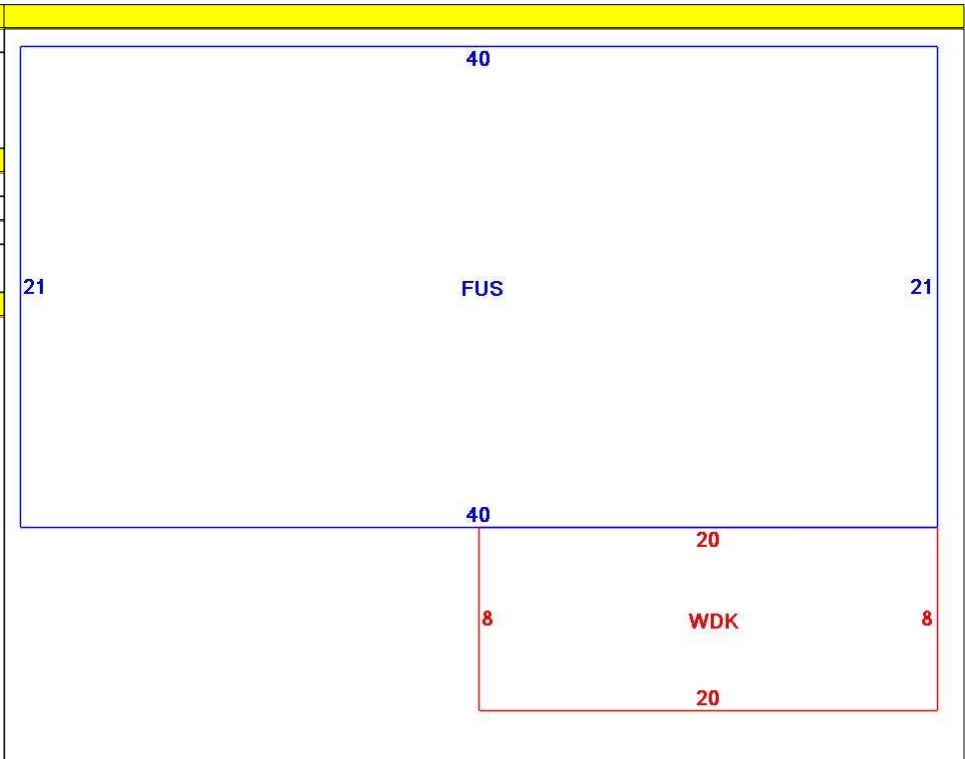
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0001			Batch HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	252,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	2,300
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	254,400
Valuation Method	C
Total Appraised Parcel Value	254,400

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
201205072	08-21-2012	OT	Other	1,500	06-30-2013	100	06-30-2013	REPLC INSULATION & SHTR	06-30-2023	TR	03		16	In Office Review
									05-19-2023	LP			20	Sale Review
									05-04-2020	WD			FR	Field Review
									04-04-2019	SR	02		03	Cycl Insp Comp
									04-30-2015	TP	03		16	In Office Review

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Dist	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value	
1	102U	Condominium M	SPLI	4	Hyannis	0 SF	0.00	1.00000	5	1.00	0001	1.000		0.0000	0	0	
Total Card Land Units						0 SF	Parcel Total Land Area						0.00	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	55	Condominium			
Model	05	Res Condo			
Grade	C	Average			
Stories	1	1 Story			
Occupancy	0				
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	04	Electric			
Heat Type	07	Elec Baseboard			
AC Type	01	None			
Bedrooms	02	2 Bedrooms			
Full Baths	2	2 Full			
Half Baths	0				
Extra Fixtures					
Total Rooms	4	4 Rooms			
Bath Style					
Kitchen Style					
Master Deed L	845				
Bath Split	20	2 Full-0 Half			
Foundation	01	Poured Conc.			
AC Type Alt					
Sewer Occupan					
CONDO DATA					
Parcel Id	104263	C 0470	Ownr	0.5	
		CAPE CROSSROAD	B 1	S 1	
Adjust Type	Code	Description	Factor%		
Condo Flr	2FU	SECOND FLOOR	100		
Condo Unit	MKT0	MKT0	100		
COST / MARKET VALUATION					
Building Value New				307,472	
Year Built				1974	
Effective Year Built				2001	
Depreciation Code				A	
Remodel Rating					
Year Remodeled					
Depreciation %				18	
Functional Obsol				0	
External Obsol				0	
Trend Factor				1	
Condition					
Condition %				82	
Percent Good				82	
Cns Sect Rcnd				252,100	
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
WDC	Wood Decking	L	160	20.00	2001		54		0.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
FUS	Upper Story	840	840	840	366.04	307,472
WDK	Wood Deck	0	160	0	0.00	0
Ttl Gross Liv / Lease Area		840	1,000	840		307,472

