

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SEA ROXY LLC								Description	Code	Assessed	Assessed	801 FY2025 BARNSTABLE, MA
928 ROUTE 28							4 Hyannis CU	RESIDNTL	1020	294,700	294,700	
HARWICH MA 02645				SUPPLEMENTAL DATA			Alt Prcl ID	Plan Ref.				
				Split Zonin			Land Ct#	12102-K1 LOT 20				VISION
				ResExpt Q			#SR					
				#DL 1 UNIT 5A			Life Estate					
				#DL 2 BLDG 5			PP STATU					
				GIS ID F_986913_2695166			Assoc Pid#					
								Total		294,700	294,700	

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
SEA ROXY LLC				C121-	0	05-27-2022	U	I	625,000	1V	Year	Code	Assessed	Year	Code	Assessed
LOVELETTE, STEPHEN A TR				C121-	0	10-10-2019	U	I	325,000	1	2025	1020	294,700	2024	1020	275,700
NICKERSON, JOHN ESTATE OF				BA19	0	02-15-2019	U	I	0	1F				2023	1020	227,100
NICKERSON, JOHN				C121-	0	01-25-2013	Q	I	127,500	00						
ONEILL, JAMES M				#D114	0	05-28-2010	U	I	0	1						
											Total	294,700	Total	275,700	Total	227,100

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																	

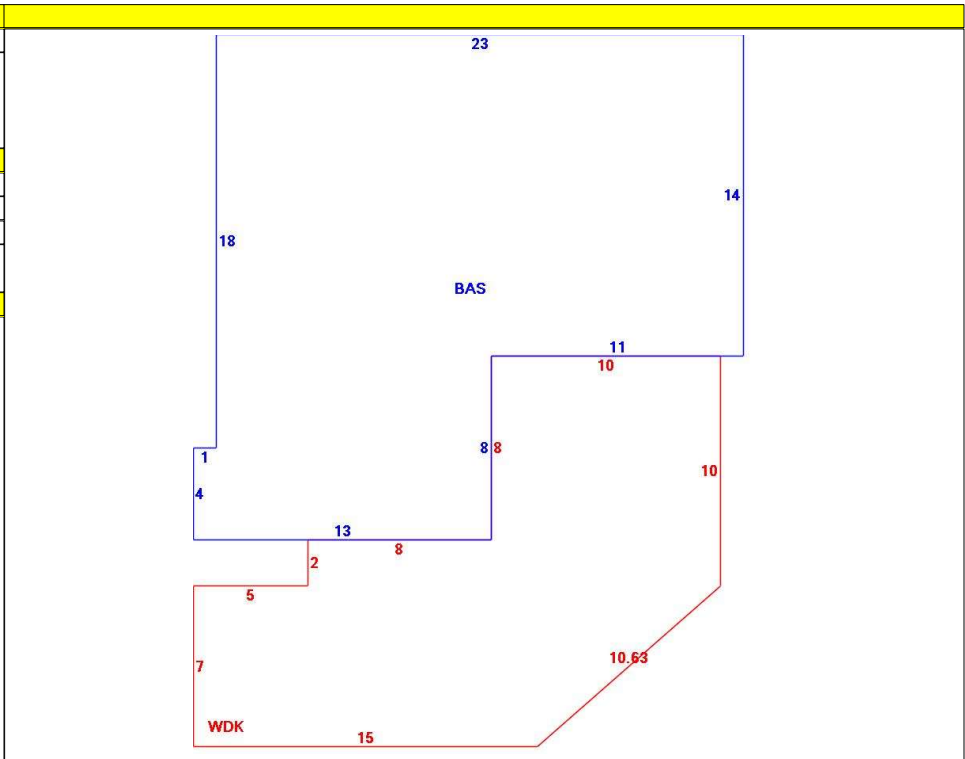
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name	B	Tracing	Batch										
0001				HYAN										

NOTES										APPRAISED VALUE SUMMARY						
										Appraised Bldg. Value (Card)						292,300
										Appraised Xf (B) Value (Bldg)						0
										Appraised Ob (B) Value (Bldg)						2,400
										Appraised Land Value (Bldg)						0
										Special Land Value						0
										Total Appraised Parcel Value						294,700
										Valuation Method						C
										Total Appraised Parcel Value						294,700

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
EXPC-22-8	10-24-2022	835	Sid/Wind/Roof/	7,700	06-30-2023	100	06-30-2023	REMOVE AND REPLACE AS	05-07-2020	WD			FR	Field Review
201308453	11-19-2013	IN	Insulation	4,380	06-30-2014	100	06-30-2014	INSULATE-WEATHERIZE	10-15-2014	TP	02		03	Cycl Insp Comp
									08-22-2014	TP	03		16	In Office Review
									01-16-2014	DR	22		22	Change of Address

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	RB	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	03	Gas			
Heat Type	05	Hot Water			
AC Type	01	None			
Bedrooms	01	1 Bedroom			
Full Baths	1	1 Full			
Half Baths	0				
Extra Fixtures					
Total Rooms	2	2 Rooms			
Bath Style					
Kitchen Style					
Master Deed L	413				
Bath Split	10	1 Full-0 Half			
Foundation	03	Conc. Slab			
AC Type Alt					
Sewer Occupan					
CONDO DATA					
Parcel Id	104272	C 0580	Ownr	6.9	
		BREAKWATERS	B 1	S 1	
Adjust Type	Code	Description	Factor%		
Condo Flr			100		
Condo Unit	MKT0	MKT0	100		
COST / MARKET VALUATION					
Building Value New				379,562	
Year Built				1950	
Effective Year Built				1994	
Depreciation Code				A	
Remodel Rating					
Year Remodeled				23	
Depreciation %				0	
Functional Obsol				0	
External Obsol				0	
Trend Factor				1	
Condition					
Condition %				77	
Percent Good				292,300	
Cns Sect Rcnd					
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	249	20.00	1991		44		0.00	2,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	422	422	422	899.44	379,562
WDC	Wood Deck	0	249	0	0.00	0
Ttl Gross Liv / Lease Area		422	671	422		379,562

