

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
NELSON, KUSTALEE P		1 Level	1 All Public	1 Paved		Description	Code	Assessed	Assessed	
105 WALTON AVENUE			4 Gas			RESIDNTL	1010	405,400	405,400	
HYANNIS MA 02601		SUPPLEMENTAL DATA			4	RES LAND	1010	136,100	136,100	
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT C-12 #DL 2 GIS ID F_985757_2704114			Plan Ref. Land Ct# 17201-C #SR Life Estate PP STATU Assoc Pid#		Total		541,500	541,500

801  
 FY2025  
 BARNSTABLE, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)							
NELSON, KUSTALEE P		C220580	0	09-20-2019	Q	I	319,900	00	Year	Code	Assessed	Year	Code	Assessed	
PIRES, NARCISO		C217929	0	11-19-2018	U	I	188,000	1L	2025	1010	405,400	2024	1010	402,300	
THIARA, MANJIT & KANWAL		C179592	0	03-24-2006	U	I	0	1A		1010	136,100		1010	136,100	
THIARA, MANJIT		C179081	0	01-23-2006	U	I	200,000	1L	Total						
MERONEY, FRANCES C		#D73998	0	09-18-1998			0		541,500		Total		538,400	Total	480,700

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

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0104				HYAN

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	359,300
Appraised Xf (B) Value (Bldg)	39,400
Appraised Ob (B) Value (Bldg)	6,700
Appraised Land Value (Bldg)	136,100
Special Land Value	0
Total Appraised Parcel Value	541,500
Valuation Method	C
Total Appraised Parcel Value	541,500

NOTES									

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
BLDR-24-10	09-21-2024	804		2,500		0		Remove and replace bulkhead		01-22-2024	SR	02		03	Cycl Insp Comp
EXPR-24-7	06-13-2024	835		4,200		0		Roofing Replacement		06-06-2023	SR	02		03	Cycl Insp Comp
BLDR-24-71	06-11-2024	804		4,200		0		roofing replacement		02-04-2021	SR	01		02	Bldg Permit Completed
BLDR-24-59	05-30-2024	839	Solar Panel-Re	33,368		0		Install of roof mounted PV sola		05-05-2020	WD			FR	Field Review
SHED-22-8	06-28-2022	863	Shed Registrati	0	01-22-2024	0		EXPIRED		03-03-2020	SAF			20	Sale Review
20-2392	10-02-2020	804	Addn Alt-Res	30,000	02-04-2021	100	06-30-2021	Additional Bathroom,Room,offi		03-01-2016	SR	02		02	Bldg Permit Completed
201206753	11-05-2012	RW	Repair Work	18,000	09-17-2015	100	06-30-2016	REROOF-RESIDE-WINDS-SH		05-13-2015	RB	02		13	CALL BACK

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	0.320	AC	176,344.00	2.68059	1.0000	5	1.00	0104	0.900		1.0000	425,429.9	136,100
Total Card Land Units					0.32	AC	Parcel Total Land Area					0.32	Total Land Value			136,100	

