

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA	
UDDO, ELEANOR M TR 28 FOLSOM REALTY TRUST 28 FOLSOM AVENUE HYANNIS MA 02601		1 Level	1 All Public	1 Paved	1 Excel View	Description	Code	Assessed	Assessed		<div style="font-size: 2em; font-weight: bold; text-align: center;">VISION</div>
						RESIDNTL	1010	1,228,400	1,228,400		
						RES LAND	1010	993,900	993,900		
SUPPLEMENTAL DATA											
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 215, 216, 217 & EST #DL 2 15 FT STRIP OF LOT 214 GIS ID F_988971_2695596				Plan Ref. 9/103 Land Ct# #SR Life Estate PP STATU Assoc Pid#							
						Total		2,222,300	2,222,300		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
UDDO, ELEANOR M TR		35315 171	08-18-2022	Q	I	2,495,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BARRY, MATTHEW W & KIMBERLY H		33439 0176	11-05-2020	Q	I	560,000	00	2025	1010	1,228,400	2024	1010	1,081,400	2023	1010	786,500
MEOLA, SUSAN J & HAGER, ROBERT A		30817 0059	10-10-2017	U	I	100	1F		1010	993,900		1010	993,900		1010	695,000
MEOLA, SUSAN J & HAGER, ROBERT A		30817 0053	06-02-2016	U	I	0	1F									
HAGER, ROBERT L TR		29576 0235	04-13-2016	U	I	100	1F									
								Total		2,222,300	Total		2,075,300	Total		1,481,500

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
											APPRAISED VALUE SUMMARY									
											Appraised Bldg. Value (Card)					1,162,400				
											Appraised Xf (B) Value (Bldg)					62,700				
											Appraised Ob (B) Value (Bldg)					3,300				
											Appraised Land Value (Bldg)					993,900				
											Special Land Value					0				
											Total Appraised Parcel Value					2,222,300				
											Valuation Method					C				
											Total Appraised Parcel Value					2,222,300				

ASSESSING NEIGHBORHOOD						
Nbhd	Nbhd Name	B	Tracing	Batch		
0112				HYAN		

NOTES									

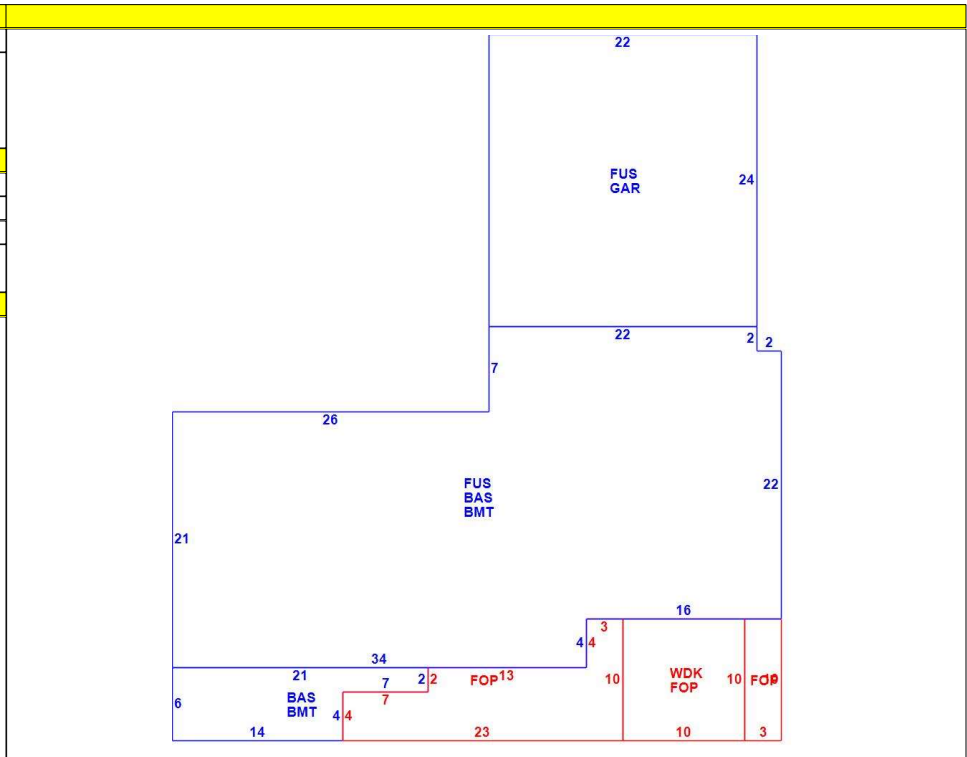
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result	
BLDR-21-26	06-25-2021	824	New Cons1-2fa	600,000	06-30-2022	100	06-30-2022	Construct new single family ho	05-10-2023	TR	02		20	Sale Review	
BLDR-21-84	06-22-2021	810	Demolition	10,000	04-20-2022	100	06-30-2022	Demo existing single family ho	06-07-2022	SR	01		02	Bldg Permit Completed	
									04-20-2022	CK	02		13	CALL BACK	
									05-11-2020	WD			FR	Field Review	

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	0.370	AC	176,344.00	2.34343	1.0000	5	1.00	0114	6.500		1.0000	2,686,124	993,900		
					Total Card Land Units		0.37	AC	Parcel Total Land Area					0.37				Total Land Value	993,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	A-	Luxury Minus			
Stories	2	2 Stories			
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	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	3				
Half Baths	1				
Extra Fixtures					
Total Rooms	9	9 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Sewer Occupan					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	31	3 Full-1 Half			

CONDO DATA				
Parcel Id		C	Owne	0.0
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	1,174,145
Year Built	2022
Effective Year Built	2023
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	1
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	99
RCNLD	1,162,400
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
GAR	Attached Gara	B	528	40.00	2022		99		0.00	19,000
FOP	Open Porch-ro	B	266	55.00	2022		99		0.00	10,700
WDC	Wood Decking	L	100	20.00	2022		96		0.00	3,300
BMT	Basement-Unfi	B	1,248	26.01	2022		99		0.00	30,500
FPLG	Gas Fireplace-	B	1	2500.00	2022		99		0.00	2,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,248	1,248	1,248	401.28	500,797
BMT	Basement Area	0	1,248	0	0.00	0
FOP	Open Porch	0	266	0	0.00	0
FUS	Upper Story	1,678	1,678	1,678	401.28	673,348
GAR	Attached Garage	0	528	0	0.00	0
WDK	Wood Deck	0	100	0	0.00	0
Ttl Gross Liv / Lease Area		2,926	5,068	2,926		1,174,145

