

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
74 FERNDoc STREET LLC						Description	Code	Appraised	Assessed	801 FY2025 BARNSTABLE, MA
1 WILLOW STREET					4	COMMERC.	3325	323,600	323,600	
HYANNIS MA 02601		SUPPLEMENTAL DATA				COM LAND	3325	255,000	255,000	VISION
Alt Prcl ID		Split Zonin		Plan Ref. 425/83						
#DL 1 LOTS 24, 25 & 26		#DL 2		Land Ct#						
GIS ID F_992273_2705209		Assoc Pid#								
						Total		578,600	578,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
74 FERNDoc STREET LLC		28805 0141	04-16-2015	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
DAVID, STEPHEN T TR		14798 0308	02-08-2002	U	I	578,000	1	2025	3325	323,600	2024	3325	317,900	2023	3325	325,200
BUCKLER, CHARLES W & BRUCE J		5579 0060	02-15-1987	U	V	125,000	1		3325	255,000		3325	255,000		3325	255,000
ROSARY, JOAQUIM J TR		2243 0206	10-03-1975	U		0		Total								
								578,600		Total		572,900		Total		580,200

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									
			0.00								Appraised Bldg. Value (Card) 292,000									
											Appraised Xf (B) Value (Bldg) 0									
											Appraised Ob (B) Value (Bldg) 31,600									
											Appraised Land Value (Bldg) 255,000									
											Special Land Value 0									
											Total Appraised Parcel Value 578,600									
											Valuation Method C									
											Total Appraised Parcel Value 578,600									

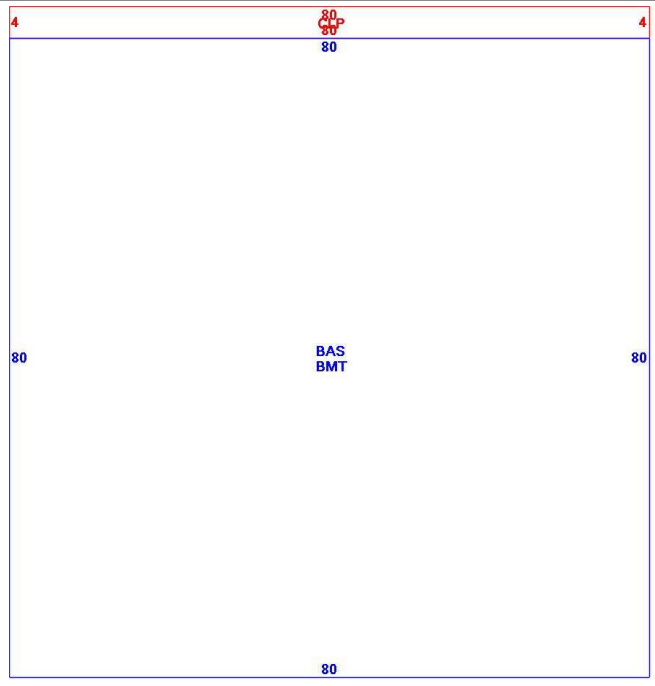
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
B32523	12-01-1988	NC	New Constructi	200,000		100		HY WAREHS		07-17-2021	CK	02		03	Cycl Insp Comp
										04-28-2020	GM	04		FR	Field Review
										12-04-2015	JR	03		16	In Office Review
										05-26-2010	DR	03		16	In Office Review
										05-12-2010	JR	03		15	Abatement Review
										10-14-2009	NF	03		16	In Office Review

LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value
1	3325	GARAGE	B	4	Hyannis	0.810 AC	330,000.00	0.95376	C	1.00	CI09	1.000	VAL W/ 057, 038.001, 038.		0	314,754 255,000
						Total Card Land Units	0.81 AC	Parcel Total Land Area: 0.81				Total Land Value				255,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	51	Pre-Eng Garage			
Model	95	SvcGar/Gar/JS			
Grade	C-	Average Minus			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	27	Pre-finish Metl			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	01	Minimum			
Interior Wall 2					
Interior Floor 1	03	Concr Finished			
Interior Floor 2					
Heating Fuel	03	Gas			
Heating Type	03	Hot Air-No Duc			
AC Type	01	None			
Size Adj Tbl	3325	GARAGE			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	03	HEAT ONLY			
Frame Type	05	STEEL			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	00	NONE			
Common Wall	00	0%			
Wall Height	14.00				
1st Floor Use:	316I				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
3325	GARAGE	100
		0
		0

COST / MARKET VALUATION	
RCN	374,408
Year Built	1989
Effective Year Built	1996
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	22
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	78
RCNLD	292,000
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	% Good	Grade	Grade Adj	Appr. Value
PAV1	PAVING-ASPH	L	25,400	3.00	1989		40		0.00	30,500
SHED	Shed	L	72	18.00	2016		84		0.00	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	6,400	6,400	6,400	48.55	310,712	
BMT	Basement Area	0	6,400	1,280	9.71	62,142	
CLP	Loading Platform	0	320	32	4.85	1,554	
Ttl Gross Liv / Lease Area		6,400	13,120	7,712		374,408	

