

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA  <b>VISION</b>							
MCMAHON, COURTNEY & JOANNE  360 BAY LANE  CENTERVILLE MA 02632						Description	Code	Appraised	Assessed								
					4	COMMERC.	3320	172,300	172,300								
		<b>SUPPLEMENTAL DATA</b>				COM LAND	3320	196,000	196,000								
		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 4 #DL 2 GIS ID F_991511_2705375		Plan Ref. Land Ct# #SR Life Estate PP STATU  Assoc Pid#		Total		368,300	368,300								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MCMAHON, COURTNEY & JOANNE		2465 0021	01-01-1900	U	V	0		Year	Code	Assessed	Year	Code	Assessed				
								2025	3320	172,300	2024	3320	168,100				
									3320	196,000		3320	196,000				
								Total		368,300	Total		364,100				
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												<b>APPRAISED VALUE SUMMARY</b>					
Nbhd	Nbhd Name		B	Tracing		Batch											
CI09						HYAN											
NOTES												Appraised Bldg. Value (Card) 168,200					
												Appraised Xf (B) Value (Bldg) 0					
												Appraised Ob (B) Value (Bldg) 4,100					
												Appraised Land Value (Bldg) 196,000					
												Special Land Value 0					
												Total Appraised Parcel Value 368,300					
												Valuation Method C					
												Total Appraised Parcel Value 368,300					
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			
B19734	11-01-1977	NC	New Constructi	0	01-15-1979	100	12-31-1979	HY SHOP	07-12-2024	SR	02		03	Cycl Insp Comp			
									04-29-2020	GM	04		FR	Field Review			
									06-26-2019	SR	01		03	Cycl Insp Comp			
									08-29-2012	JR	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	3320	AUTO REPAIR	B	4	Hyannis	0.300 AC	330,000.00	1.97979	C	1.00	CI09	1.000		0	653,334	196,000	
Total Card Land Units						0.30 AC	Parcel Total Land Area: 0.30						Total Land Value				196,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	25	Service Shop			
Model	94	Commercial			
Grade	C	Average			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	15	Concr/Cinder			
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	03	Concr Finished	RCN		210,246
Interior Floor 2	05	Vinyl/Asphalt			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air	Year Built		1977
AC Type	01	None	Effective Year Built		1998
Size Adj Tbl	3320	AUTO REPAIR	Depreciation Code		G
Total Rooms			Remodel Rating		
Bedrooms	00		Year Remodeled		
Full Bathrooms	0		Depreciation %	20	
Bath Split	01	0 Full-1 Half	Functional Obsol	0	
Rms/Partitions	02	AVERAGE	External Obsol	0	
Heat/AC	03	HEAT ONLY	Trend Factor	1	
Frame Type	03	MASONRY	Condition		
Baths/Plumbing	02	AVERAGE	Condition %		
Ceiling/Wall	08	TYPICAL	Percent Good	80	
Common Wall	00	0%	RCNLD		168,200
Wall Height	14.00		Dep % Ovr		
1st Floor Use:	3320		Dep Ovr Comment		
Sewer Occupan			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	4,000	3.00	1985		32		0.00	3,800
PKBR	Parking Bumper	L	12	52.17	1994		50		0.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,080	2,080	2,080	101.08	210,246	
Ttl Gross Liv / Lease Area		2,080	2,080	2,080		210,246	

