

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
COTUIT DEVELOPMENTS LLC 222 BERKELEY ST STE 1450 BOSTON MA 02116		1 Level	2 Public Water	3 Unpaved	7 Waterfront	Description RES LAND	Code 1300	Assessed 4,100,400	Assessed 3,854,300
			4 Gas		1 Excel View				
			6 Septic						
SUPPLEMENTAL DATA									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 62, 63, 62A & 62B #DL 2 GIS ID F_943147_2677441					Plan Ref. 587/73 Land Ct# #SR Life Estate PP STATU Assoc Pid#				
						Total	4,100,400	3,854,300	

801
 FY2024
 BARNSTABLE, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRIC	VC	PREVIOUS ASSESSMENTS (HISTORY)								
260/270 VINEYARD ROAD LLC		C232233 0	02-10-2023	U	V	8,150,000	1V	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
COTUIT DEVELOPMENTS LLC		C177112 0	06-24-2005	U	V	8,000,000	1	2023	1300	3,541,700	2022	1300	2,731,200	2021	1300	2,591,300
								Total	3,541,700	Total	2,731,200	Total	2,591,300			

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										
WF09				COTUIT										

NOTES										APPRAISED VALUE SUMMARY									
										Appraised Bldg. Value (Card)						0			
										Appraised Xf (B) Value (Bldg)						0			
										Appraised Ob (B) Value (Bldg)						0			
										Appraised Land Value (Bldg)						4,100,400			
										Special Land Value						0			
										Total Appraised Parcel Value						4,100,400			
										Valuation Method						C			
										Total Appraised Parcel Value						4,100,400			

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				
										07-27-2023	WT	01		03	Cycl Insp Comp				
										06-04-2020	DM			FR	Field Review				
										04-23-2020	SR	02		03	Cycl Insp Comp				
										05-22-2009	JR	03		16	In Office Review				
										05-21-2008	JR	03		16	In Office Review				
										08-17-2006	EW	03		16	In Office 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	1300	Vac Land M-00	RF	2	1.000	AC 176,344.00	1.00000	1.0000	5	1.00	WF09	19.500			1.0000	3,438,708
1	1300	Vac Land M-00	RF	2	1.200	AC 14,250.00	1.00000	1.0000	0	1.00	WF09	19.500			1.0003	277,875
1	1300	Vac Land M-00	RF	2	1.140	AC 14,250.00	1.00000	1.0000	0	1.00	WF09	19.500	CONS RESTR D953354 & D		1.0000	277,875
1	1300	Vac Land M-00	RF	2	5.060	AC 2,375.00	1.00000	0.9500	0	1.00	WTLD	1.000	CONS RESTR D953354 & D		1.0000	2,256.25
Total Card Land Units					8.40	AC	Parcel Total Land Area					8.40	Total Land Value			4,100,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	99	Vacant Land			
Model	00	Vacant or OBY			
Grade:					
Stories					
Exterior Wall 1					
Exterior Wall 2					
Roof Structure					
Roof Cover					
Interior Wall 1					
Interior Wall 2					
Interior Floor 1					
Interior Floor 2					
Heat Fuel					
Heat Type					
AC Type					
Bedrooms					
Full Baths					
Half Baths					
Extra Fixtures					
Total Rooms					
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt					
Rms Prts					
Bath Split					
CONDO DATA					
Parcel Id		C	Owne	0.0	
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			0		
Year Built			0		
Effective Year Built			0		
Depreciation Code					
Remodel Rating					
Year Remodeled					
Depreciation %			0		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %			100		
Percent Good					
RCNLD			0		
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

No Sketch

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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
Ttl Gross Liv / Lease Area		0	0	0		0

