

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BAZARIAN BROTHERS LLC								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA  <b>VISION</b>
656 MAIN STREET								COMMERC.	3400	339,400	339,400	
WATERTOWN MA 02472								COM LAND	3400	278,800	278,800	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS A & B #DL 2 GIS ID F_971449_2697551												
										Total	618,200	618,200

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
BAZARIAN BROTHERS LLC				C231	0	11-15-2022	U	I	1,400,000	1V	Year	Code	Assessed	Year	Code	Assessed
619 MAIN STREET LLC				C210	0	10-06-2016	U	I	100	1F	2023	3400	339,400	2022	3400	289,100
SILVIA, FLOYD J & RONALD J TRS				C130	0	05-15-1993	U	I	100	A		3400	278,800		3400	232,300
SILVIA, FLOYD J & RONALD J				C800	0	11-15-1979	U		0						3400	9,700
											Total	618,200	Total	521,400	Total	521,400

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
CI13			CENVIL

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
19-3169	09-26-2019	836	Sign	0		100		window sign lettering on windo	04-30-2020	GM	04		FR	Field Review
19-3145	09-26-2019	836	Sign	0		100		one building sign 9.10 sq ft for	07-25-2017	SR	02		14	Cyclical Inspection
17-3522	10-26-2017	881	Alt-Int work-Co	500		100		install 13' interior partion wall f	08-19-2013	DR	03		16	In Office Review
201507798	11-17-2015	SG	Sign	0	07-25-2017	100		1 WALL SIGN ON BUILDING	10-15-2010	TP	03		16	In Office Review
201504498	07-27-2015	NS	New Siding	20,000	06-30-2016	100	06-30-2016	REMOVE & REPLACE 40SQ	05-19-2009	DR	03		16	In Office Review
200703185	06-06-2007	NR	New Roof	30,000		100	06-30-2008	WITH #207/058	11-05-2008	JG	03		16	In Office Review
B31577	01-01-1988	RE	Remodel	25,000		100		CE REMOVE						

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3400	OFFICE BLD M9	CVD	3		0.230	AC	330,000.00	2.44839	C	1.00	CI13	1.500		0	1,211,958	278,800
Total Card Land Units						0.23	AC	Parcel Total Land Area: 0.23						Total Land Value		278,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	Office Bldg			
Model	94	Commercial			
Grade	C	Average			
Stories	1.75				
Occupancy	1.00				
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	14	Carpet	RCN		445,550
Interior Floor 2	05	Vinyl/Asphalt			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air	Year Built		1925
AC Type	03	Central	Effective Year Built		1986
Size Adj Tbl	3400	OFFICE BLD M94	Depreciation Code		G
Total Rooms			Remodel Rating		
Bedrooms	00		Year Remodeled		
Full Bathrooms	0		Depreciation %		26
Bath Split	02	0 Full-2 Half	Functional Obsol		0
Rms/Partitions	02	AVERAGE	External Obsol		0
Heat/AC	02	HEAT/AC SPLIT	Trend Factor		1
Frame Type	02	WOOD FRAME	Condition		
Baths/Plumbing	02	AVERAGE	Condition %		
Ceiling/Wall	08	TYPICAL	Percent Good		74
Common Wall	00	0%	RCNLD		329,700
Wall Height	8.00		Dep % Ovr		
1st Floor Use:	3400		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	5,000	3.00	1985		32		0.00	4,800
RFCC	Reinforced Con	L	220	7.25	2017		98		0.00	1,600
FNC3	FENCE-6' CHAI	L	32	22.04	2017		96		0.00	700
FNC2	Fence-6' W/d	L	6	27.85	2017		96		0.00	200
FNG2	Gate chain 4'x1	L	1	649.53	2017		96	C	1.00	600
PATF	Flagstone Pave	L	48	30.00	2017		98		0.00	1,800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,008	2,008	2,008	164.65	330,623	
FHS	Half Story	709	886	665	123.58	109,494	
PTO	Patio	0	656	33	8.28	5,434	
Ttl Gross Liv / Lease Area		2,717	3,550	2,706		445,551	

