

| CURRENT OWNER | | TOPO | UTILITIES | STRT / ROAD | LOCATION | CURRENT ASSESSMENT | | | | |
|----------------------------------------------------------------------------------------------------------|--|------|-----------|------------------------------------------------------------------------------|----------|--------------------|------|-----------|-----------|---------------------------------|
| PERSAM FALMOUTH LLC C/O JUAN PEREZ 118 KNICKERBOCKER AVE | | | | | | Description | Code | Appraised | Assessed | 801 FY2024 BARNSTABLE, MA |
| BROOKLYN NY 11237 | | | | | | COMMERC. | 3400 | 2,572,300 | 2,572,300 | |
| SUPPLEMENTAL DATA | | | | | | COM LAND | 3400 | 432,300 | 432,300 | VISION |
| Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 2 #DL 2 GIS ID F_975851_2702590 | | | | Plan Ref. 462/49 Land Ct# #SR Life Estate PP STATU Assoc Pid# | | Total | | 3,004,600 | 3,004,600 | |

| RECORD OF OWNERSHIP | | BK-VOL/PAGE | SALE DATE | Q/U | V/I | SALE PRICE | VC | PREVIOUS ASSESSMENTS (HISTORY) | | | | | | | | |
|-----------------------|----------------------------|-------------|------------|-----|-----|------------|----|--------------------------------|------|-----------|-------|------|-----------|-------|------|-----------|
| PERSAM FALMOUTH LLC | 1185 FALMOUTH ROAD LLC | 31145 0184 | 03-19-2018 | U | I | 5,225,000 | 1B | Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed |
| LAMBERT, MATTHEW L TR | LORUSSO, L PAUL & LILA LEE | 30216 0163 | 01-06-2017 | U | I | 1,750,000 | 1 | 2023 | 3400 | 2,572,300 | 2022 | 3400 | 2,185,300 | 2021 | 3400 | 2,173,500 |
| HYANNIS COOP BANK | | 10423 0110 | 10-15-1996 | Q | I | 1,250,000 | U | | 3400 | 432,300 | | 3400 | 360,300 | | 3400 | 360,300 |
| | | 8145 0308 | 08-15-1992 | U | | 1,050,000 | L | | | | | | | | 3400 | 34,800 |
| | | 3054 0035 | | U | | 0 | | Total | | 3,004,600 | Total | | 2,545,600 | Total | | 2,568,600 |

| EXEMPTIONS | | | OTHER ASSESSMENTS | | | | | |
|------------|------|-------------|-------------------|------|-------------|--------|--------|----------|
| Year | Code | Description | Amount | Code | Description | Number | Amount | Comm Int |
| | | | | | | | | |
| | | Total | 0.00 | | | | | |

| ASSESSING NEIGHBORHOOD | | | |
|------------------------|-----------|---|---------|
| Nbhd | Nbhd Name | B | Tracing |
| CI09 | | | CENVIL |

| NOTES | | | | | | | | | | | |
|----------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| --GOSNOLD COMMUNITY HEALTH CTR-- | | | | | | | | | | | |

| APPRAISED VALUE SUMMARY | | | | | | | | | | | |
|-------------------------------|--|--|--|--|--|--|--|--|--|-----------|--|
| Appraised Bldg. Value (Card) | | | | | | | | | | 2,536,900 | |
| Appraised Xf (B) Value (Bldg) | | | | | | | | | | 0 | |
| Appraised Ob (B) Value (Bldg) | | | | | | | | | | 35,400 | |
| Appraised Land Value (Bldg) | | | | | | | | | | 432,300 | |
| Special Land Value | | | | | | | | | | 0 | |
| Total Appraised Parcel Value | | | | | | | | | | 3,004,600 | |
| Valuation Method | | | | | | | | | | C | |
| Total Appraised Parcel Value | | | | | | | | | | 3,004,600 | |

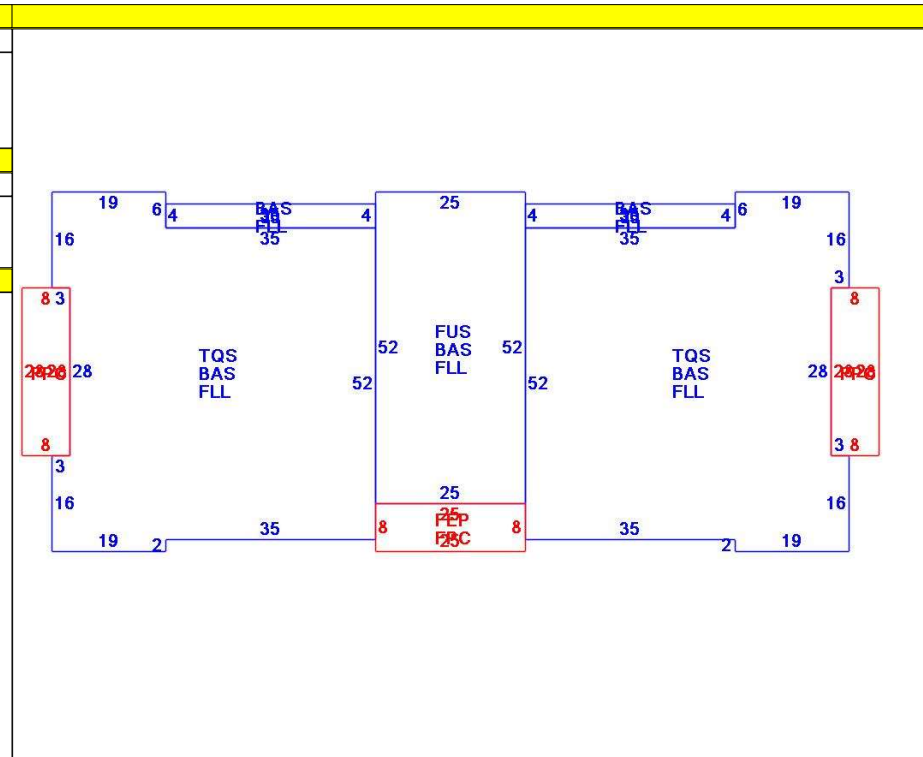
| BUILDING PERMIT RECORD | | | | | | | | VISIT / CHANGE HISTORY | | | | | | |
|------------------------|------------|------|-----------------|-----------|------------|--------|------------|----------------------------------|------------|----|------|----|----|----------------------------|
| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments | Date | Id | Type | Is | Cd | Purpost/Result |
| 18-3402 | 10-26-2018 | 803 | Addn Alt-Comm | 55,000 | | 100 | | Removal and replacement of e | 04-30-2020 | GM | 04 | | FR | Field Review |
| 18-1900 | 07-23-2018 | 881 | Alt-Int work-Co | 429,236 | | 100 | | Interior fit out for the new Com | 11-14-2017 | RB | 22 | | 22 | Change of Address |
| 18-99 | 06-25-2018 | 891 | | 0 | | 100 | | zoning compliance certificate f | 08-25-2017 | MD | 22 | | 22 | Change of Address |
| 17-480 | 03-15-2017 | 803 | Addn Alt-Comm | 315,000 | 05-03-2017 | 100 | 06-30-2017 | Interior modifications and sele | 06-14-2017 | JR | 01 | | 02 | Bldg Permit Completed |
| 201301499 | 03-11-2013 | CM | Commercial | 8,500 | 06-30-2013 | 100 | 06-30-2013 | REMOD-FIT OUT ONLY | 12-23-2014 | AL | 03 | | 16 | In Office Review |
| 10180 | 09-01-1995 | RE | Remodel | 2,500 | 01-15-1996 | 100 | 06-30-1996 | CE REMOD. | 12-02-2014 | JR | 03 | | 16 | In Office Review |
| B29526 | 06-01-1986 | CM | Commercial | 1,200,000 | 06-30-1986 | 100 | 06-30-1986 | CE OFFICE | 09-15-1987 | ML | 01 | | 00 | Meas/Listed-Interior Acces |

| 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 | HB | 3 | | 1.310 AC | 330,000.00 | 1.00000 | C | 1.00 | CI09 | 1.000 | ALL SITE | | 0 | 330,000 | 432,300 | |
| Total Card Land Units | | | | | | 1.31 AC | Parcel Total Land Area: | | | | | | 1.31 | Total Land Value | | | | 432,300 |

| CONSTRUCTION DETAIL | | | CONSTRUCTION DETAIL (CONTINUED) | | |
|---------------------|-------|----------------|---------------------------------|----|-------------|
| Element | Cd | Description | Element | Cd | Description |
| Style | 18 | Office Bldg | | | |
| Model | 94 | Commercial | | | |
| Grade | B- | Custom Minus | | | |
| Stories | 2 | | | | |
| Occupancy | 1.00 | | | | |
| Exterior Wall 1 | 19 | Brick Veneer | | | |
| Exterior Wall 2 | 25 | Vinyl Siding | | | |
| 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 | | | |
| Interior Floor 2 | | | | | |
| Heating Fuel | 03 | Gas | | | |
| Heating Type | 04 | Hot Air | | | |
| AC Type | 03 | Central | | | |
| Size Adj Tbl | 3400 | OFFICE BLD M94 | | | |
| Total Rooms | | | | | |
| Bedrooms | 00 | | | | |
| Full Bathrooms | 0 | | | | |
| Bath Split | 04 | 0 Full-4 Half | | | |
| Rms/Partitions | 03 | ABOVE AVERAGE | | | |
| Heat/AC | 01 | HEAT/AC PKGS | | | |
| Frame Type | 02 | WOOD FRAME | | | |
| Baths/Plumbing | 03 | ABOVE AVERAGE | | | |
| Ceiling/Wall | 08 | TYPICAL | | | |
| Common Wall | 00 | 0% | | | |
| Wall Height | 10.00 | | | | |
| 1st Floor Use: | 3400 | | | | |
| Sewer Occupan | | | | | |

| MIXED USE | | |
|-----------|----------------|------------|
| Code | Description | Percentage |
| 3400 | OFFICE BLD M94 | 100 |
| | | 0 |
| | | 0 |

| COST / MARKET VALUATION | |
|--------------------------|-----------|
| RCN | 2,787,818 |
| Year Built | 1986 |
| Effective Year Built | 2008 |
| Depreciation Code | E |
| Remodel Rating | 04 |
| Year Remodeled | |
| Depreciation % | 9 |
| Functional Obsol | 0 |
| External Obsol | 0 |
| Trend Factor | 1 |
| Condition | |
| Condition % | |
| Percent Good | 91 |
| RCNLD | 2,536,900 |
| 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 | 15,000 | 3.00 | 1985 | | 32 | | 0.00 | 14,400 |
| CCCB | Concrete Curb | L | 228 | 12.49 | 1997 | | 56 | | 0.00 | 1,600 |
| PAT1 | Patio- Average | L | 1,728 | 5.89 | 1997 | | 56 | | 0.00 | 4,800 |
| ASCB | Asphalt Curb-4" | L | 306 | 4.69 | 1997 | 00 | 100 | 00 | 1.00 | 1,400 |
| PKBR | Parking Bumper | L | 12 | 52.17 | 1997 | | 56 | | 0.00 | 400 |
| FNC2 | Fence-6' W'd | L | 124 | 27.85 | 1997 | | 56 | | 0.00 | 1,900 |
| FNP2 | FENCE WOOD | L | 3 | 23.08 | 1997 | | 56 | C | 1.00 | 0 |
| PAD | A/C Pad-compr | L | 6 | 421.62 | 1997 | | 56 | | 0.00 | 1,400 |
| LT1 | LT POLE W/MH | L | 4 | 4251.00 | 1997 | | 56 | | 0.00 | 9,500 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | | |
|-----------------------------------|------------------------|-------------|------------|----------|-----------|----------------|--|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value | |
| BAS | First Floor | 7,332 | 7,332 | 7,332 | 140.41 | 1,029,477 | |
| FEP | Enclosed Porch | 0 | 200 | 70 | 49.14 | 9,829 | |
| FLL | Fin Lowr Level | 7,332 | 7,332 | 6,232 | 119.34 | 875,028 | |
| FPC | Open Porch Conc. Floor | 0 | 648 | 97 | 21.02 | 13,620 | |
| FUS | Upper Story | 1,300 | 1,300 | 1,235 | 133.39 | 173,405 | |
| TQS | Three Quarter Story | 5,177 | 5,752 | 4,889 | 119.34 | 686,459 | |
| Ttl Gross Liv / Lease Area | | 21,141 | 22,564 | 19,855 | | 2,787,818 | |

