

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
SLEEPY TIME LLC								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
297 NORTH STREET								COMMERC.	3000	7,963,600	7,963,600	
HYANNIS MA 02601								COM LAND	3000	3,707,100	3,707,100	VISION
SUPPLEMENTAL DATA								Total		11,670,700	11,670,700	
Alt Prcl ID HOLIDAY INN				Split Zonin HB;B		Plan Ref. Land Ct#						
#DL 1 PAR 1 &				#DL 2 L 4,5,6,		Life Estate PP STATU						
GIS ID F_982173_2708122				Assoc Pid#								

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
SLEEPY TIME LLC				19739 0303	04-20-2005	U	I	4,050,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
HYANNIS MASS HOTEL LTD				10749 0048	05-14-1997	U	I	1,750,000	1L	2023	3000	7,963,600	2022	3000	7,331,500	2021	3000	7,046,000					
HYANNIS MA HOTEL LTD PRTSHP				8593 0231	05-15-1993	U	I	3,886,356	L		3000	3,707,100		3000	2,780,400		3000	2,780,400					
MANNING, CHRISTOPHER J TR & INNKEEPERS, INC				8315 0308	11-15-1992	U	I	1	B								3000	373,700					
				6672 0011	03-15-1989	U	I	9,500,000	N	Total													
									11,670,700			Total			10,111,900			Total			10,200,100		

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								APPRAISED VALUE SUMMARY												
Nbhd	Nbhd Name		B	Tracing		Batch		Appraised Bldg. Value (Card)				6,948,300								
CI23						HYAN		Appraised Xf (B) Value (Bldg)				639,600								
NOTES								Appraised Ob (B) Value (Bldg)				375,700								
								Appraised Land Value (Bldg)				3,707,100								
								Special Land Value				0								
								Total Appraised Parcel Value				11,670,700								
								Valuation Method				C								
								Total Appraised Parcel Value				11,670,700								

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	
BLDC-22-21	03-15-2022	803	Addn Alt-Comm	10,000		100		Proposed Verizon Wireless S	04-27-2020	GM	04		FR	Field Review	
19-911	12-24-2019	803	Addn Alt-Comm	10,000		100		Small cell antenna side mount	09-19-2019	CK	03		16	In Office Review	
18-3369	10-11-2018	835	Sid/Wind/Roof/	1,000	06-30-2019	100	06-30-2019	Replacing rotted wood and shi	07-21-2017	SR	01		02	Bldg Permit Completed	
17-4082	12-08-2017	881	Alt-Int work-Co	80,000	06-30-2018	100	06-30-2018	Interior renovation at lobby an	07-03-2017	JR	01		02	Bldg Permit Completed	
17-1623	07-05-2017	803	Addn Alt-Comm	14,000	06-30-2018	100	06-30-2018	Install Small Cell Antenna and	12-08-2015	JR	03		16	In Office Review	
17-414	03-27-2017	830	Pool - Inground	50,000	06-20-2017	100	06-30-2017	IN-GROUND OUTDOOR POO	12-15-2014	JR	03		16	In Office Review	
201103606	07-14-2011	CM	Commercial	14,000	06-30-2012	100	06-30-2012	REROOF 18SF	07-12-2011	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.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3000	HOTELS	SPLI	4		4.730 AC	330,000.00	1.00000	C	1.00	CI23	2.500	ALL SITE		0	783,750	3,707,100
Total Card Land Units						4.73	AC	Parcel Total Land Area: 4.73						Total Land Value		3,707,100	

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HYANNIS MA 02601								COM LAND	3000	3,707,100	3,707,100	VISION
SUPPLEMENTAL DATA								Total				
Alt Prcl ID HOLIDAY INN Split Zonin HB;B BID Parcel #SR ResExpt Q Life Estate #DL 1 PAR 1 & #DL 2 L 4,5,6, GIS ID F_982173_2708122				Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#				11,670,700 11,670,700				

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
														Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
														2023	3000	7,963,600	2022	3000	7,331,500	2021	3000	7,046,000
															3000	3,707,100		3000	2,780,400		3000	2,780,400
														Total		11,670,700	Total		10,111,900	Total		10,200,100

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Total Card Land Units						Parcel Total Land Area:						Total Land Value					3,707,100

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	66	Hotel									
Model	94	Commercial									
Grade	C	Average									
Stories	2										
Occupancy	196.00					MIXED USE					
Exterior Wall 1	14	Wood Shingle				Code	Description			Percentage	
Exterior Wall 2											
Roof Structure	03	Gable/Hip									
Roof Cover	03	Asph/F Gls/Cmp									
Interior Wall 1	05	Drywall				COST / MARKET VALUATION					
Interior Wall 2						RCN					
Interior Floor 1	05	Vinyl/Asphalt				Year Built					
Interior Floor 2	14	Carpet				Effective Year Built					
Heating Fuel	03	Gas				Depreciation Code					
Heating Type	04	Hot Air				Remodel Rating					
AC Type	05	AC in Model				Year Remodeled					
Size Adj Tbl	3000	HOTELS				Depreciation %					
Total Rooms						Functional Obsol					
Bedrooms	01					External Obsol					
Full Bathrooms	0	0 Full-0 Half				Trend Factor					
Bath Split	00					Condition					
Rms/Partitions	02	AVERAGE				Condition %					
Heat/AC	00	NONE				Percent Good					
Frame Type	02	WOOD FRAME				RCNLD					
Baths/Plumbing	02	AVERAGE				Dep % Ovr					
Ceiling/Wall	08	TYPICAL				Dep Ovr Comment					
Common Wall	00	0%				Misc Imp Ovr					
Wall Height	10.00					Misc Imp Ovr Comment					
1st Floor Use:	3010					Cost to Cure Ovr					
Sewer Occupan						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	
SPL3	Pool Gunite	L	544	75.00	2017		96	C	1.00	43,000	
PATS	Patio-Concrete-	L	2,144	20.00	2017		96		0.00	33,600	
SPH2	Pool Heater 50	L	1	3081.00	2017		96		0.00	3,000	
LDWL	Load well w/pav	L	912	17.23	1981		24		0.00	3,800	
ELV2	Elevator-Hotel 2	B	1	61667.00	1991		77		0.00	47,500	
ASCB	Asphalt Curb-4"	L	1,130	4.69	1982	00	100	00	1.00	5,300	
PAT1	Patio- Average	L	804	5.89	1982		26		0.00	1,100	
PKBR	Parking Bumper	L	6	52.17	1982		26		0.00	100	
PAD	A/C Pad-compr	L	729	421.62	1982		26		0.00	79,900	
ENG5	GATE 4' CHAIN	L	1	21.52	2016		94		0.00	0	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											

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		Cost to Cure Ovr								
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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
FNP1	FENCE CHAIN	L	150	15.90	2016		94	C	1.00	2,200
FNC2	Fence-6' Wd	L	124	27.85	1982		26		0.00	900
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
Ttl Gross Liv / Lease Area										