

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HBS HOLDINGS LLC								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
PO BOX 125								COMMERC.	3841	456,800	456,800	
BARNSTABLE MA 02630								COM LAND	3841	880,000	880,000	VISION
SUPPLEMENTAL DATA								Total				
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_980074_2721325				Plan Ref. Land Ct# 14554-A #SR Life Estate PP STATU Assoc Pid#								

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HBS HOLDINGS LLC				11436	0035	05-18-1998	U	I	86,750	1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MARSHALL, R CLARK & W HERBERT TRS				6757	0055	06-15-1989	Q	I	86,000	U	2023	3841	456,800	2022	3841	445,500	2021	3841	105,100
HOWARD, JOHN G JR				0560	0087		U	0				3841	880,000		3841	770,000		3841	770,000
											Total		1,336,800	Total		1,215,500	Total		1,210,500

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)				120,700							
CI24					BARNs				Appraised Xf (B) Value (Bldg)				0							
								Appraised Ob (B) Value (Bldg)				336,100								
								Appraised Land Value (Bldg)				880,000								
								Special Land Value				0								
								Total Appraised Parcel Value				1,336,800								
								Valuation Method				C								
								Total Appraised Parcel Value				1,336,800								

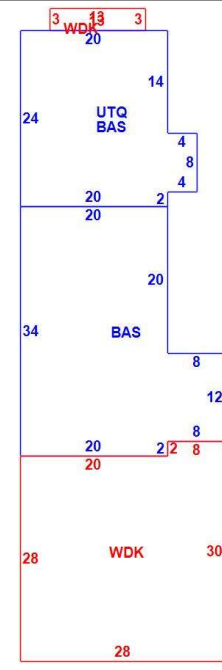
BUILDING PERMIT RECORD									VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
201101747	05-31-2011	NC	New Constructi	50,000	09-28-2011	100	06-30-2012	14X28 BOAT SHOP	05-04-2020	GM	04		FR	Field Review
									08-08-2012	JR	03		16	In Office Review
									05-31-2012	JR	03		02	Bldg Permit Completed
									09-28-2011	MK	01		52	New Construction
									04-23-2009	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	384L	YACHT CLUB M	RF-1	1		0.500	AC	330,000.00	1.33333	C	1.00	CI25	4.000		0	1,759,989	880,000
Total Card Land Units						0.50	AC	Parcel Total Land Area: 0.50						Total Land Value		880,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	74	Boathouse			
Model	96	Ind/Comm			
Grade	C	Average			
Stories	1.5				
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	01	Minimum			
Interior Wall 2					
Interior Floor 1	20	Typical			
Interior Floor 2					
Heating Fuel	01	None			
Heating Type	01	None			
AC Type	01	None			
Size Adj Tbl	384L	YACHT CLUB M96			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	03	HEAT ONLY			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	00	NONE			
Common Wall	00	0%			
Wall Height	14.00				
1st Floor Use:	384L				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
384L	YACHT CLUB M96	100
		0
		0

COST / MARKET VALUATION		
RCN		91,251
Year Built		1930
Effective Year Built		1981
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %	30	
Functional Obsol	0	
External Obsol	0	
Trend Factor	1	
Condition		
Condition %		
Percent Good	70	
RCNLD		63,900
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
DKHD	Dock-Heavy	L	1	205000.0	2002		66		0.00	135,300
SLIP	BOAT SLIPS	L	10	20000.00	1970		100		0.00	200,000
SHED	Shed	L	80	18.00	1996		54		0.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,288	1,288	1,288	54.87	70,675	
UTQ	Unfinished Three-quarter story	0	512	333	35.69	18,272	
WDK	Wood Deck	0	839	42	2.75	2,305	
Ttl Gross Liv / Lease Area		1,288	2,639	1,663		91,252	

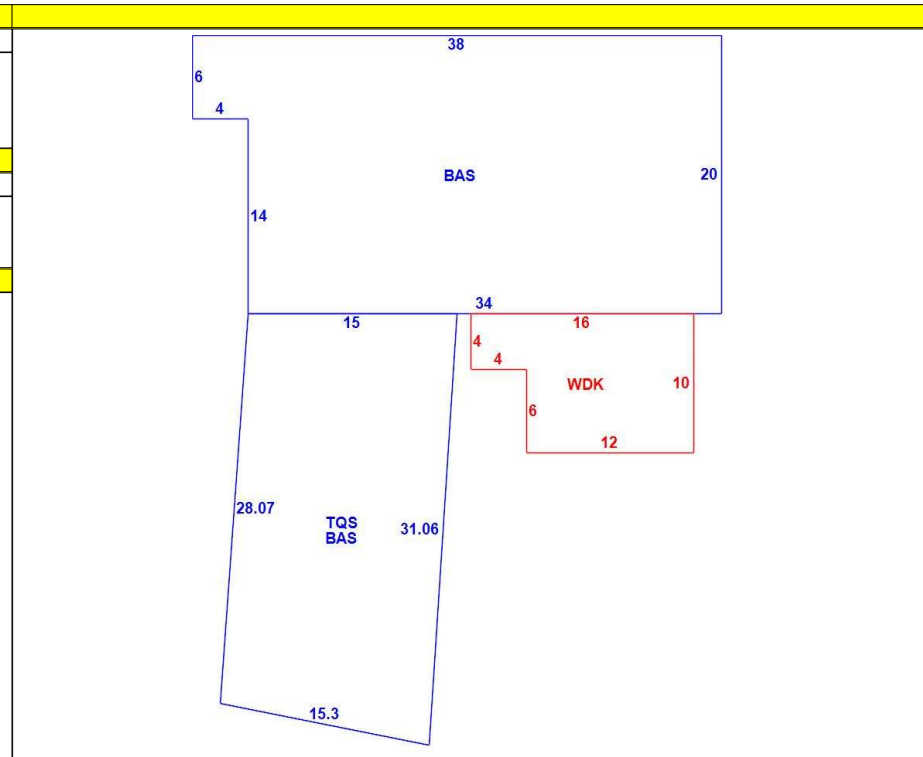


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION							
HBS HOLDINGS LLC PO BOX 125 BARNSTABLE MA 02630						Description	Code	Appraised	Assessed								
						COMMERC. COM LAND	3841 3841	456,800 880,000	456,800 880,000								
SUPPLEMENTAL DATA						Total				1,336,800	1,336,800						
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_980074_2721325		Plan Ref. Land Ct# 14554-A #SR Life Estate PP STATU Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HBS HOLDINGS LLC MARSHALL, R CLARK & W HERBERT TRS HOWARD, JOHN G JR		11436 6757 0560	0035 0055 0087	05-18-1998 06-15-1989	U Q U	I I 0	86,750 86,000 0	1B U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
										2023	3841 3841	456,800 880,000	2022	3841 3841	445,500 770,000	2021	3841 3841 3841
Total								1,336,800	Total		1,215,500	Total		1,210,500			
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)						120,700	
CI24								BARNs		Appraised Xf (B) Value (Bldg)						0	
						Appraised Ob (B) Value (Bldg)						336,100					
						Appraised Land Value (Bldg)						880,000					
						Special Land Value						0					
						Total Appraised Parcel Value						1,336,800					
						Valuation Method						C					
						Total Appraised Parcel Value						1,336,800					
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			
									07-17-2021	CK	02		03	Cycl Insp Comp			
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	
2	384L	YACHT CLUB M	RF-1	1		0 SF	0.00	0.00000	0	1.00		1.000			0	0	
Total Card Land Units						0.00	AC	Parcel Total Land Area: 0.50						Total Land Value		880,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	74	Boathouse			
Model	95	SvcGar/Gar/JS			
Grade	C	Average			
Stories	1				
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	01	Minimum			
Interior Wall 2					
Interior Floor 1	09	Pine/Soft Wood			
Interior Floor 2					
Heating Fuel	01	None			
Heating Type	01	None			
AC Type	01	None			
Size Adj Tbl	384L	YACHT CLUB M96			
Total Rooms					
Bedrooms	00				
Full Bathrooms	1				
Bath Split					
Rms/Partitions	02	AVERAGE			
Heat/AC	00	NONE			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	00	NONE			
Common Wall	00	0%			
Wall Height	8.00				
1st Floor Use:	384L				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
384L	YACHT CLUB M96	100
		0
		0

COST / MARKET VALUATION	
RCN	81,139
Year Built	1930
Effective Year Built	1981
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	56,800
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,150	1,150	1,150	52.83	60,749	
TQS	Three Quarter Story	401	446	379	44.89	20,021	
WDK	Wood Deck	0	136	7	2.72	370	
Ttl Gross Liv / Lease Area		1,551	1,732	1,536		81,140	

