

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
BORNSTU LP								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
297 NORTH STREET								COM LAND	3220	800	800	
HYANNIS MA 02601								COMMERC.	3230	3,261,500	3,261,500	
								COM LAND	3230	990,000	990,000	
SUPPLEMENTAL DATA												
Alt Prcl ID						Plan Ref.						
Split Zonin						Land Ct#		17786-D & F				
BID Parcel						#SR						
ResExpt Q						Life Estate						
#DL 1 LOTS 45, 46, 85 & 86						PP STATU						
#DL 2						Assoc Pid#						
GIS ID F_984724_2704913								Total 4,252,300 4,252,300				

VISION

RECORD OF OWNERSHIP								BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BORNSTU LP								C157	0	04-27-2000	U	V	100	1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
SHOESTRING PROPERTIES LP								C149	0	06-25-1998	U	I	525,000	1	2023	3220	800	2022	3220	800	2021	3220	800
BABCOCK, ANN B & BABCOCK, PAUL TRS								C148	0	05-27-1998	U	I	0	1A		3230	3,261,500		3230	3,024,000		3230	2,987,300
BABCOCK, MILTON M & ANN B								C146	0	11-12-1997	U	I	0	1A		3230	990,000		3230	721,900		3230	721,900
BABCOCK, MILTON M & ANN B								C377	0	05-31-1966	U		0								3230	69,200	
															Total	4,252,300	Total	3,746,700	Total	3,779,200			

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							
CI17				HYAN							

NOTES														VISIT / CHANGE HISTORY					
--HYANNIS CROSSINGS--														Date	Id	Type	Is	Cd	Purpost/Result
														04-29-2020	GM	04		FR	Field Review
														04-24-2019	EO	01		23	Owner Requested Review
														03-31-2017	SR	02		02	Bldg Permit Completed
														12-17-2014	JR	03		03	Cycl Insp Comp
														08-09-2005	JS	04		44	Drive by inspection only
														08-20-2004	PT	02		02	Bldg Permit Completed
														07-16-2001	GB	01		00	Meas/Listed-Interior Acces
														Total Appraised Parcel Value 4,252,300					

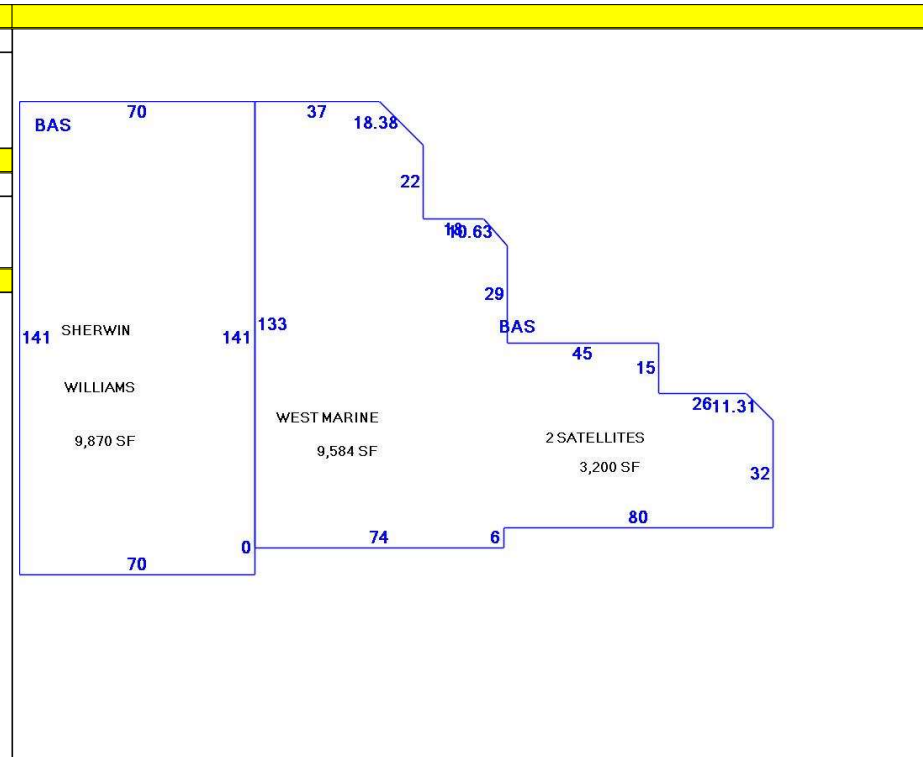
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
EXPC-23-3	03-17-2023	835	Sid/Wind/Roof/	203,000		100		Remove and dispose of memb		04-29-2020	GM	04		FR	Field Review
BLDC-22-21	10-07-2022	803	Addn Alt-Comm	85,000		100		Re-floor, change lights, paint in		04-24-2019	EO	01		23	Owner Requested Review
20-332	02-03-2020	836	Sign	0		100		36 sq ft sign for SMOKE SHO		03-31-2017	SR	02		02	Bldg Permit Completed
19-4242	12-24-2019	836	Sign	0		100		LUCKY MART SIGN 20'X2' 60		12-17-2014	JR	03		03	Cycl Insp Comp
19-3410	11-06-2019	881	Alt-Int work-Co	6,000		100		Unit 6 partition wall constructio		08-09-2005	JS	04		44	Drive by inspection only
19-3408	11-06-2019	881	Alt-Int work-Co	6,000		100		Unit 5 Partition wall constructio		08-20-2004	PT	02		02	Bldg Permit Completed
16-3607	01-18-2017	881	Alt-Int work-Co	200,000		100	06-30-2017	REMODEL OF FLOORING AN		07-16-2001	GB	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	3230	SHGCTR- MDL-	HB	4		1.500	AC 330,000.00	1.00000	C	1.00	CI17	2.000	SITE		0	990,000		
1	3221	STORE M96	HB	4		0.320	AC 2,375.00	2.25454	0	1.00	WTLC	0.480	WETLAND		0	800		
Total Card Land Units						1.82	AC	Parcel Total Land Area: 1.82						Total Land Value 990,800				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	105	Strip Retail			
Model	94	Commercial			
Grade	B-	Custom Minus			
Stories	1				
Occupancy	4.00				
Exterior Wall 1	27	Pre-finish Metl			
Exterior Wall 2	19	Brick Veneer			
Roof Structure	01	Flat			
Roof Cover	02	Rolled Compos			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet	RCN		3,430,306
Interior Floor 2	05	Vinyl/Asphalt			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air	Year Built		2000
AC Type	03	Central	Effective Year Built		2006
Size Adj Tbl	3230	SHGCTR- MDL-94	Depreciation Code		G
Total Rooms			Remodel Rating		03
Bedrooms	00		Year Remodeled		2017
Full Bathrooms	0		Depreciation %		10
Bath Split			Functional Obsol		0
Rms/Partitions	03	ABOVE AVERAGE	External Obsol		0
Heat/AC	02	HEAT/AC SPLIT	Trend Factor		1
Frame Type	05	STEEL	Condition		
Baths/Plumbing	02	AVERAGE	Condition %		
Ceiling/Wall	05	SUS-CEIL & WL	Percent Good		90
Common Wall	00	0%	RCNLD		3,087,300
Wall Height	20.00		Dep % Ovr		
1st Floor Use:	323I		Dep Ovr Comment		
Sewer Occupan			Misc Imp Ovr		
			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

MIXED USE		
Code	Description	Percentage
3230	SHGCTR- MDL-94	100
		0
		0

COST / MARKET VALUATION	
RCN	3,430,306
Year Built	2000
Effective Year Built	2006
Depreciation Code	G
Remodel Rating	03
Year Remodeled	2017
Depreciation %	10
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	90
RCNLD	3,087,300
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	24,600	3.00	2000		62		0.00	45,800
LT1	LT POLE W/MH	L	5	4251.00	2000		62		0.00	13,200
SGN3	DBL SIDED W/I	L	60	199.92	2000		62		0.00	7,400
SPOS	SIGN POST ST	L	10	223.96	2000		62		0.00	1,400
SPR3	SPRINKLERS-	B	22,654	5.15	2009		90		0.00	105,000
FGPL	Flagpole-25'	L	1	2229.00	2000		62		0.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	22,655	22,655	22,655	151.42	3,430,307	
Ttl Gross Liv / Lease Area		22,655	22,655	22,655		3,430,307	

