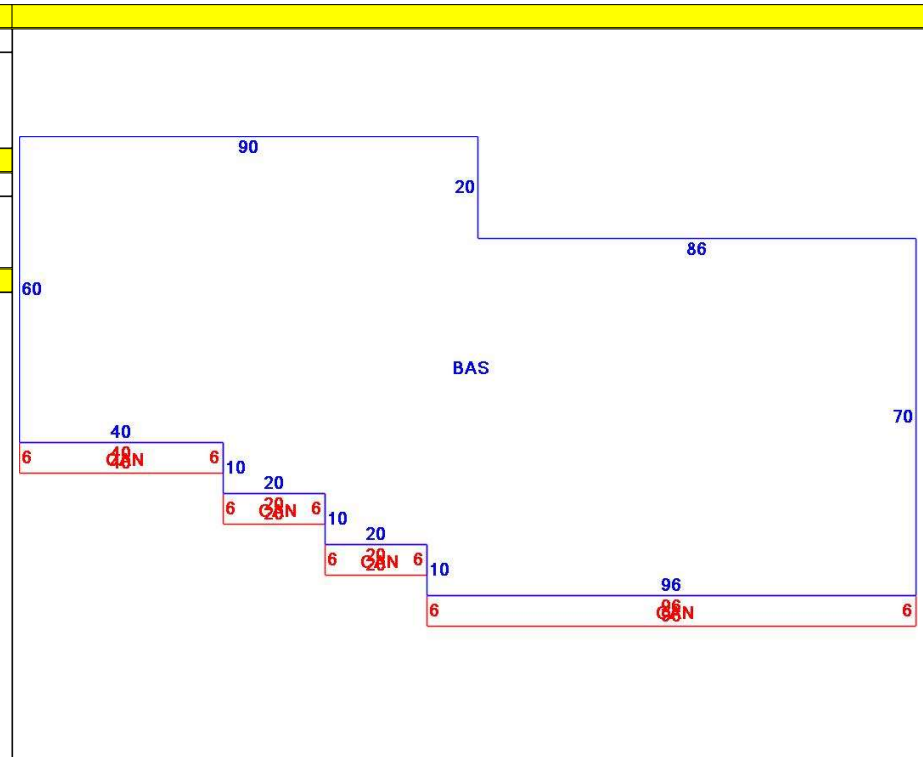


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION								
CAVALLINI, MATTHEW H & HIRSCH, DAVID A TRS C/O HIRSCH, DAVID TRUSTEE 463 ELLIOTT RD CENTERVILLE MA 02632						Description	Code	Appraised	Assessed									
						SUPPLEMENTAL DATA						COMMERC.	323N	1,092,100	1,092,100			
						COM LAND	323N	375,000	375,000									
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS 16 & 17 #DL 2 GIS ID F_984012_2705794						Plan Ref. 544/84 Land Ct# #SR Life Estate PP STATU Assoc Pid#	Total		1,467,100	1,467,100								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
CAVALLINI, MATTHEW H &		C766 0	12-20-1978	Q		45,000	U	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
								2023	323N 323N	1,105,800 375,000	2022	323N 323N	1,012,600 312,500	2021	323N 323N 323N	972,300 312,500 40,300		
								Total		1,480,800	Total		1,325,100	Total		1,325,100		
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)						1,051,800		
CI11							HYAN			Appraised Xf (B) Value (Bldg)						0		
										Appraised Ob (B) Value (Bldg)						40,300		
										Appraised Land Value (Bldg)						375,000		
										Special Land Value						0		
										Total Appraised Parcel Value						1,467,100		
										Valuation Method						C		
										Total Appraised Parcel Value						1,467,100		
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-22-29	01-02-2023	803	Addn Alt-Comm	7,700		100		Hang Sheetrock and Tape Join		04-29-2020	GM	04		FR	Field Review			
BLDC-22-22	11-01-2022	803	Addn Alt-Comm	1,000		100		Certificate of Occupancy - no c		07-01-2019	SR	02		03	Cycl Insp Comp			
SIGN-21-57	05-14-2021	836	Sign	0		100		Glam Studios 20 sq ft roof sign		07-29-2013	JR	03		20	Sale Review			
20-2271	08-19-2020	836	Sign	0		100		19.83 sq ft sign reface for Latin		09-15-2012	JR	03		16	In Office Review			
18-3370	10-11-2018	836	Sign	0		100		2'x10' sign for SALVADORIAN		06-29-2011	JR	02		03	Cycl Insp Comp			
18-1576	06-06-2018	803	Addn Alt-Comm	23,500		100		repair suspended ceiling. Rep		05-18-2009	DR	03		16	In Office Review			
18-1603	05-23-2018	835	Sid/Wind/Roof/	17,600		100		Remove existing flat roofing sv		02-10-2009	KLP	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	323N	SHPCTR-NBHD	B	4		0.750 AC	330,000.00	1.01010	C	1.00	CI13	1.500	C/W 293/015/054		0	500,016	375,000	
Total Card Land Units						0.75 AC	Parcel Total Land Area: 0.75						Total Land Value					375,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	105	Strip Retail			
Model	94	Commercial			
Grade	C	Average			
Stories	1				
Occupancy	5.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2	20	Brick/Masonry			
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	323N	SHPCTR-NBHD M94			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	01	HEAT/AC PKGS			
Frame Type	03	MASONRY			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	08	TYPICAL			
Common Wall	00	0%			
Wall Height	12.00				
1st Floor Use:	325I				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
323N	SHPCTR-NBHD M94	100
		0
		0

COST / MARKET VALUATION	
RCN	1,366,014
Year Built	1984
Effective Year Built	1989
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	23
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	77
RCNLD	1,051,800
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
PAV1	PAVING-ASPH	L	24,000	3.00	1988		38		0.00	27,400
LTHL	Halide Light Flx	L	1	1495.00	2000		62		0.00	900
CCCB	Concrete Curb	L	266	12.49	1994		50		0.00	1,700
SGN3	DBL SIDED W/I	L	70	199.92	2000		62		0.00	8,700
SPO2	SIGN POST ST	L	24	73.02	2000		62		0.00	1,100
PKBR	Parking Bumper	L	19	52.17	1994		50		0.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	12,320	12,320	12,320	109.93	1,354,361	
CAN	Canopy	0	1,056	106	11.03	11,653	
Ttl Gross Liv / Lease Area		12,320	13,376	12,426		1,366,014	

