

CURRENT OWNER						TOPO	UTILITIES	STRT/ROAD	LOCATION	CURRENT ASSESSMENT					
1185 FALMOUTH ROAD LLC ET AL										Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA VISION	
600 LORING AVENUE										COMMERC.	3250	501,800	501,800		
SALEM MA 01970										COM LAND	3250	514,000	514,000		
						SUPPLEMENTAL DATA									
Alt Prcl ID						Split Zonin VB-A;RF-2			Plan Ref.	143/91					
#DL 1						ResExpt Q			Land Ct#						
#DL 2									#SR						
GIS ID F_983069_2718579									Life Estate						
									PP STATU						
									Assoc Pid#						
									Total		1,015,800	1,015,800			

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	Year	Code	Assessed							
1185 FALMOUTH ROAD LLC ET AL		33532 0328	12-02-2020	U	I	1,450,000	1			2023	3250	501,800	2022	3250	501,800	2021	3250	491,600
MINUCCI, ALBERT & JUDITH TRS		8438 0269	02-15-1993	U	I	1	F				3250	514,000		3250	462,600		3250	462,600
MINUCCI, ALBERT & JUDITH TRS		8438 0267	02-15-1993	U	I	1	F										3250	10,200
MINUCCI, ALBERT & JUDITH		6532 0307	11-15-1988	U	I	1	A											
MINUCCI, ALBERT & JUDITH		2221 0089	08-12-1975	U		0												
								Total		1,015,800	Total	964,400	Total	964,400				

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int													
			0.00																		
			Total																		

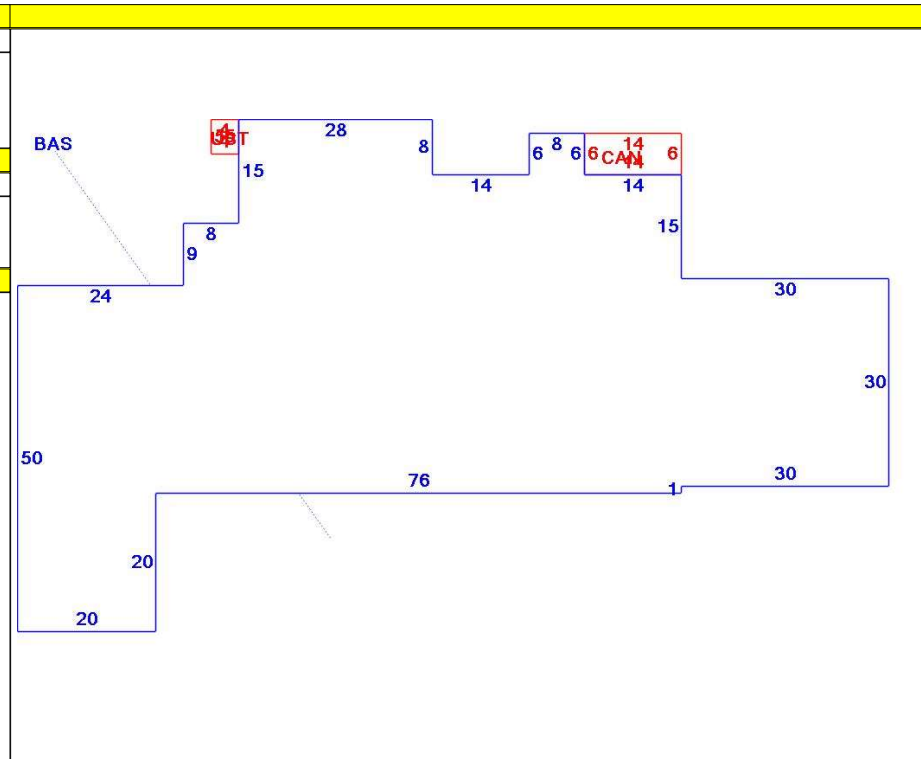
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY					
Nbhd	Nbhd Name		B	Tracing			Batch										
CI23							BARNs										

NOTES														VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result					
-POST OFFICE																			
-R.E OFFC																			
-CAFE																			
-HAIR SALON																			

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-23-64	04-10-2023	803	Addn Alt-Comm	15,000		100		Remove existng concrete slad	04-29-2020	GM	04		FR	Field Review					
SM-23-25	02-28-2023	834	Sheet Metal	30,000		100		install refrigeration equipment f	06-27-2019	SR	02		03	Cycl Insp Comp					
SIGN-21-16	07-29-2022	836	Sign	0		100		45.5"x12" Carved a	12-19-2014	JR	03		03	Cycl Insp Comp					
SIGN-21-16	07-29-2022	836	Sign	0		100		144"x18" Carved a											
EXPR-22-6	05-11-2022	835	Sid/Wind/Roof/	1,800		100		Install 31 SF R38 UFC FG batt											
TB-20-1663	01-25-2021	881	Alt-Int work-Co	30,000		100		return air ducts on exhaust ho											
18-2653	08-15-2018	835	Sid/Wind/Roof/	2,500		100		Replace shingles in back of bu											

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	3250	OFFC/RETAIL M	SPLI	1		0.380 AC	330,000.00	1.63955	C	1.00	CI23	2.500			0	1,352,637	514,000														
Total Card Land Units														0.38	AC	Parcel Total Land Area: 0.38														Total Land Value	514,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	88	Office/Retail			
Model	94	Commercial			
Grade	C	Average			
Stories	1				
Occupancy	4.00		MIXED USE		
Exterior Wall 1	14	Wood Shingle	Code	Description	Percentage
Exterior Wall 2			3250	OFFFC/RETAIL M94	100
Roof Structure	03	Gable/Hip			0
Roof Cover	03	Asph/F Gls/Cmp			0
Interior Wall 1	05	Drywall	COST / MARKET VALUATION		
Interior Wall 2			RCN		646,781
Interior Floor 1	12	Hardwood			
Interior Floor 2			Year Built		1950
Heating Fuel	03	Gas	Effective Year Built		1988
Heating Type	04	Hot Air	Depreciation Code		G
AC Type	03	Central	Remodel Rating		
Size Adj Tbl	3250	OFFFC/RETAIL M94	Year Remodeled		
Total Rooms			Depreciation %		24
Bedrooms	00		Functional Obsol		0
Full Bathrooms	0		External Obsol		0
Bath Split	03	0 Full-3 Half	Trend Factor		1
Rms/Partitions	02	AVERAGE	Condition		
Heat/AC	01	HEAT/AC PKGS	Condition %		
Frame Type	02	WOOD FRAME	Percent Good		76
Baths/Plumbing	02	AVERAGE	RCNLD		491,600
Ceiling/Wall	08	TYPICAL	Dep % Ovr		
Common Wall	00	0%	Dep Ovr Comment		
Wall Height	11.00		Misc Imp Ovr		
1st Floor Use:	3250		Misc Imp Ovr Comment		
Sewer Occupan			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	9,000	3.00	1985		32		0.00	8,600
SGN2	DOUBLE SIDE	L	24	39.53	2000		62		0.00	600
SGNP	SIGN POST 6"	L	24	10.66	2000		62		0.00	200
LDWL	Load well w/pav	L	64	17.23	1994		75		0.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	5,548	5,548	5,548	116.37	645,617	
CAN	Canopy	0	84	8	11.08	931	
UST	Utility Enclosure	0	20	2	11.64	233	
Ttl Gross Liv / Lease Area		5,548	5,652	5,558		646,781	

