

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2024 BARNSTABLE, MA VISION							
63 CIT LLC						Description	Code	Appraised	Assessed								
63 CIT AVENUE						COMMERC.	332J	391,800	391,800								
HYANNIS MA 02601						COM LAND	332J	239,400	239,400								
SUPPLEMENTAL DATA																	
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOT 13 #DL 2 GIS ID F_985692_2707555				Plan Ref. 271/33 Land Ct# #SR Life Estate PP STATU Assoc Pid#													
						Total		631,200	631,200								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
63 CIT LLC		28543 0084	12-02-2014	U	I	665,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
DAUNTLESS LLC		26309 0094	05-04-2012	Q	I	450,000	00	2023	332J	391,800	2022	332J	363,000	2021	332J	354,400	
SCHMEGNER, EDMUND E & LORRAINE M T		20906 0287	04-12-2006	U	I	1	1A		332J	239,400		332J	239,400		332J	239,400	
SCHMEGNER, EDMUND E		2674 0097	03-15-1978	U		0		Total		631,200	Total		602,400	Total		602,400	
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int									
Total			0.00														
ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY											
Nbhd	Nbhd Name		B	Tracing		Batch											
CI11						HYAN											
NOTES																	
-TOWN TAXI 3,000 SF																	
-CAPE COD BOAT WORKS 1,000 SF																	
Appraised Bldg. Value (Card)										383,200							
Appraised Xf (B) Value (Bldg)										0							
Appraised Ob (B) Value (Bldg)										8,600							
Appraised Land Value (Bldg)										239,400							
Special Land Value										0							
Total Appraised Parcel Value										631,200							
Valuation Method										C							
Total Appraised Parcel Value										631,200							
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			
201500219	01-23-2015	TF	Tenant Fitout	65,000	05-27-2016	100	06-30-2016	BUILD INTERIOR OFFICES,	04-29-2020	GM	04		FR	Field Review			
									07-07-2016	JR	01		02	Bldg Permit Completed			
									01-13-2015	JR	03		03	Cycl Insp Comp			
									07-26-2013	JR	03		20	Sale 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	332J	JOB SHOP(S)	B	4		0.480 AC	330,000.00	1.37373	C	1.00	CI11	1.100		0	498,663	239,400	
Total Card Land Units						0.48 AC	Parcel Total Land Area: 0.48						Total Land Value				239,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	250	Job Shop(s)			
Model	95	SvcGar/Gar/JS			
Grade	C+	Average Plus			
Stories	1				
Occupancy	2.00				
Exterior Wall 1	27	Pre-finish Metl			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	01	Metal/Tin			
Interior Wall 1	01	Minimum			
Interior Wall 2	05	Drywall			
Interior Floor 1	03	Concr Finished			
Interior Floor 2	14	Carpet			
Heating Fuel	03	Gas			
Heating Type	03	Hot Air-No Duc			
AC Type	06	Central/Half			
Size Adj Tbl	332J	JOB SHOP(S)			
Total Rooms	03				
Bedrooms	00				
Full Bathrooms	2				
Bath Split	02	0 Full-2 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	02	HEAT/AC SPLIT			
Frame Type	05	STEEL			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	04	CEIL & MIN WL			
Common Wall	00	0%			
Wall Height	16.00				
1st Floor Use:	3320				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
332J	JOB SHOP(S)	100
		0
		0

COST / MARKET VALUATION	
RCN	421,105
Year Built	1978
Effective Year Built	2007
Depreciation Code	E
Remodel Rating	04
Year Remodeled	2015
Depreciation %	9
Functional Obsol	0
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	91
RCNLD	383,200
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

40	70	BAS	40	40	AOF	40
	70			30		

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	4,800	3.00	1999		60		0.00	8,600

BUILDING SUB-AREA SUMMARY SECTION								
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
AOF	Office Area	1,200	1,200	1,620	128.62	154,342		
BAS	First Floor	2,800	2,800	2,800	95.27	266,763		
Ttl Gross Liv / Lease Area		4,000	4,000	4,420		421,105		

