

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						801 FY2024 BARNSTABLE, MA						
TAVANO MECHANICAL SYSTEMS LL						Description	Code	Assessed	Assessed									
270 COMMUNICATIONS WAY UNIT 1		SUPPLEMENTAL DATA				COMMERC.	3430	195,000	195,000			VISION						
HYANNIS	MA	02601	Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 UNIT 1B #DL 2 BLDG 1 GIS ID F_985337_2711665		Plan Ref. 455/42 Land Ct# #SR Life Estate PP STATU Assoc Pid#													
						Total		195,000	195,000									
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
TAVANO MECHANICAL SYSTEMS LLC			29228 0010	10-27-2015	Q	I	145,000	00	Year	Code	Assessed	Year	Code	Assessed				
DANMAR PROPERTIES LLC			19002 0042	09-02-2004	Q	I	250,000	00	2023	3430	195,000	2022	3430	163,500				
TRICCA, RAYMOND & LINDA TRS			15670 0170	09-30-2002	Q	I	135,000	00										
DOHERTY, ARTHUR P & PATRICIA A			13143 0344	07-25-2000	U	I	230,000	1										
PARRELLA, STEPHEN M & DAVID TRS			6630 0330	02-15-1989	Q	I	139,000	00										
						Total		195,000	Total	163,500	Total	165,500						
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)		195,000						
0003								BARNs		Appraised Xf (B) Value (Bldg)		0						
										Appraised Ob (B) Value (Bldg)		0						
										Appraised Land Value (Bldg)		0						
										Special Land Value		0						
										Total Appraised Parcel Value		195,000						
										Valuation Method		C						
										Total Appraised Parcel Value		195,000						
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				
									02-24-2021	CK	22		22	Change of Address				
									04-30-2020	GM	04		FR	Field Review				
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Dist	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value		
1	3430	OFF CONDO M-	IND	1		0 SF	0.00	1.00000	5	1.00	0003	1.000		0.0000	0	0		
Total Card Land Units						0	SF	Parcel Total Land Area						0.00	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	56	Condo Office			
Model	06	Com Condo			
Bedrm Func	C	Average			
Stories	2	2 Stories			
Occupancy					
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	01	None			
Bedrooms	00				
Full Baths	0				
Half Baths	0				
Extra Fixtures					
Total Rooms	2				
Bath Style					
Kitchen Style					
Master Deed L	1300				
Bath Split	00	0 Full-0 Half			
Foundation	03	Conc. Slab			
AC Type Alt					
Sewer Occupan					
CONDO DATA					
Parcel Id	104310	C 94	Owne	2.2	
	INDEPENDNCE PL	B 1	S 1		
Adjust Type	Code	Description	Factor%		
Condo Flr			100		
Condo Unit			100		
COST / MARKET VALUATION					
Building Value New		250,054			
Year Built		1988			
Effective Year Built		1991			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		22			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		78			
Cns Sect Rcnld		195,000			
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

BAS
(1,000 sf)

FUS
(300 sf)

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)

Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	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	1,000	1,000	1,000	194.59	194,594
FUS	Upper Story	300	300	285	184.86	55,459
Ttl Gross Liv / Lease Area		1,300	1,300	1,285		250,053

