

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
KURKER, WAYNE TR S & L REALTY TRUST 1 WILLOW STREET								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
								COMMERC.	3840	1,435,700	1,435,700	
HYANNIS MA 02601				SUPPLEMENTAL DATA				COM LAND	3840	316,700	316,700	VISION
				Alt Prcl ID	Split Zonin	BID Parcel	ResExpt Q	#DL 1	LOT 12	Plan Ref.	548/98	
#DL 2				GIS ID	F_991176_2700084	#SR	LEWIS BAY RD	Life Estate	PP STATU	Assoc Pid#		
								Total	1,752,400	1,752,400		

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
KURKER, WAYNE TR KURKER, DELORES TR GOULDING, PHILIP H				20977	0011	05-05-2006	U	I	0	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				6602	0305	01-15-1989	Q	V	349,000	U	2023	3840	1,366,100	2022	3840	1,268,400	2021	3840	333,500
				1525	0931		U	0			3840	316,700		3840	316,700		3840	942,600	
								Total	1,682,800	Total	1,585,100	Total	1,592,800						

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)						443,700			
CI27					HYAN	Appraised Xf (B) Value (Bldg)						0			
						Appraised Ob (B) Value (Bldg)						992,000			
						Appraised Land Value (Bldg)						316,700			
						Special Land Value						0			
						Total Appraised Parcel Value						1,752,400			
						Valuation Method						C			
						Total Appraised Parcel Value						1,752,400			

NOTES											
--TRADER EDS-- 36 SLIPS				*APP W/142-001/112/114/115/116/133-002*							

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		
20-1244	05-22-2020	835	Sid/Wind/Roof/	10,500		100		Remove and Replace Roof		05-04-2020	GM	04		FR	Field Review		
201202728	05-15-2012	CM	Commercial	900	06-30-2012	100	06-30-2012	RENO EXIST BTHRM		10-12-2018	SR	02		03	Cycl Insp Comp		
201201716	03-28-2012	CM	Commercial	2,000	06-30-2012	100	06-30-2012	REMOD KIT W/IN EXIST FTP		08-12-2016	AL	03		16	In Office Review		
B33691	04-01-1990	SP	Swimming Pool	40,000	01-15-1992	100	01-15-1992	HY SW.POO		01-14-2015	JR	03		03	Cycl Insp Comp		
										08-27-2012	JR	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.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3840	MARINAS M94	HH	4		0.490	AC	275,000.00	1.00000	0	1.00	WF01	2.350	SEE NOTES	0	646,250	316,700
						Total Card Land Units	0.49	AC	Parcel Total Land Area: 0.49						Total Land Value	316,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	30	Restaurant			
Model	94	Commercial			
Grade	B-	Custom Minus			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	11	Clapboard			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet	RCN		504,189
Interior Floor 2	11	Ceram Clay Til			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air	Year Built		1990
AC Type	01	None	Effective Year Built		2004
Size Adj Tbl	3260	REST/CLUBS M94	Depreciation Code		VG
Total Rooms			Remodel Rating		
Bedrooms	00		Year Remodeled		
Full Bathrooms	0		Depreciation %		12
Bath Split	02	0 Full-2 Half	Functional Obsol		0
Rms/Partitions	03	ABOVE AVERAGE	External Obsol		0
Heat/AC	03	HEAT ONLY	Trend Factor		1
Frame Type	02	WOOD FRAME	Condition		
Baths/Plumbing	02	AVERAGE	Condition %		
Ceiling/Wall	06	CEIL & WALLS	Percent Good		88
Common Wall	00	0%	RCNLD		443,700
Wall Height	10.00		Dep % Ovr		
1st Floor Use:	3840		Dep Ovr Comment		
Sewer Occupan			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
SPL3	Pool Gunite	L	1,104	75.00	1990		42	00	1.00	32,900
DKSL	Dock-Marina QI	L	36	7625.00	2000		80		0.00	219,600
PAT1	Patio- Average	L	2,700	5.89	1994		50		0.00	6,400
PKKG	Gravel Pkg Lot	L	13,000	1.06	1994		50		0.00	6,900
SHED	Shed	L	96	18.00	2017		96		0.00	1,700
TRS	Trash Encl-6' w/	L	1	3401.00	2017		96		0.00	3,300
SGN2	DOUBLE SIDE	L	18	39.53	2017		96		0.00	700
CNPF	Canopy-free sta	L	42	11.92	2017		96		0.00	500
SLIP	BOAT SLIPS	L	36	20000.00	2017		100		0.00	720,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,232	1,232	1,232	257.24	316,919	
BMT	Basement Area	0	1,152	230	51.36	59,165	
CAN	Canopy	0	80	8	25.72	2,058	
FUS	Upper Story	512	512	486	244.18	125,018	
WDK	Wood Deck	0	72	4	14.29	1,029	
Ttl Gross Liv / Lease Area		1,744	3,048	1,960		504,189	

MIXED USE											
		Code		Description				Percentage			
		3840		MARINAS M94				100			
COST / MARKET VALUATION											
		RCN		504,189							
		Year Built		1990							
		Effective Year Built		2004							
		Depreciation Code		VG							
		Remodel Rating									
		Year Remodeled									
		Depreciation %		12							
		Functional Obsol		0							
		External Obsol		0							
		Trend Factor		1							
		Condition									
		Condition %									
		Percent Good		88							
		RCNLD		443,700							
		Dep % Ovr									
		Dep Ovr Comment									
		Misc Imp Ovr									
		Misc Imp Ovr Comment									
		Cost to Cure Ovr									
		Cost to Cure Ovr Comment									

