

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
OLIBELLE PROPERTIES LLC								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA	
10 LAN ROAD								RESIDNTL	0112	455,200	455,200		
								RES LAND	0112	81,760	81,760		
								COMMERC.	031M	682,800	682,800		
SANDWICH MA 02563								COM LAND	031M	122,640	122,640		
SUPPLEMENTAL DATA								Total				1,342,400	1,342,400
Alt Prcl ID				Split Zonin		Plan Ref.						<b>VISION</b>	
SANDWICH MA 02563				ResExpt Q		Land Ct# 9132-A-2 (SH 2)							
#DL 1				LOT F		#SR							
#DL 2						Life Estate							
GIS ID				F_989214_2701421		PP STATU							
						Assoc Pid#							

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
OLIBELLE PROPERTIES LLC				C226	0	06-21-2021	Q	I	1,350,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CCSB MAIN LLC				C206	0	04-23-2015	Q	I	1,250,000	00	2023	0112	455,200	2022	0112	395,920	2021	0112	456,080
DUMONT, DAVID S TR				C179	0	04-07-2006	U	I	430,000	1		0112	81,760		0112	81,760		0112	81,760
COSTA, JOSE MARIANO TR				C164	0	02-28-2002	Q	I	360,000	00		031M	682,800		031M	593,880		0112	120
STAFFORD, EDWARD T JR ET AL				C141	0	06-27-1996	U	I	215,000	1B		031M	122,640		031M	122,640		031M	684,120
								Total			1,342,400		Total		1,194,200		Total		1,344,900

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				VISIT / CHANGE HISTORY					
-ITALIAN RESTAURANT 1ST FL F = NE/LO/SO				Date	Id	Type	Is	Cd	Purpost/Result
-FOURSQUARE GOSPEL CHURCH 1ST FL				05-06-2020	GM	04		FR	Field Review
8 APTS UP				08-27-2018	SR	02		03	Cycl Insp Comp
				08-27-2018	SR	02		02	Bldg Permit Completed
				12-06-2016	JR	03		16	In Office Review
				04-24-2015	JR	03		20	Sale Review
				01-17-2013	JR	02		24	EXEMPT INSP
				07-08-2009	TP	03		16	In Office Review
				Total Appraised Parcel Value				1,342,400	

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				
SIGN-21-11	01-04-2022	836	Sign	0		100		3&#39;x2&#39; wall sign		05-06-2020	GM	04		FR	Field Review				
BLDC-21-15	08-31-2021	881	Alt-Int work-Co	20,000		100		Building bookshelves and cos		08-27-2018	SR	02		03	Cycl Insp Comp				
17-3008	06-28-2018	803	Addn Alt-Comm	200	08-27-2018	100		Convert space to church use fr		08-27-2018	SR	02		02	Bldg Permit Completed				
18-1519	05-16-2018	881	Alt-Int work-Co	400		100		rear door egress must open ou		12-06-2016	JR	03		16	In Office Review				
18-1496	05-14-2018	836	Sign	0		100		8 SQ ft sign for RISTORANTE		04-24-2015	JR	03		20	Sale Review				
17-56	02-01-2017	836	Sign	0	06-30-2017	100	06-30-2017	New 7.5 hanging sign Casa P		01-17-2013	JR	02		24	EXEMPT INSP				
16-1728	06-16-2016	836	Sign	0	06-30-2016	100	06-30-2016	5'x18" sign for AZTEC CITY M		07-08-2009	TP	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	031M	MU RET/OFFC	DMS	4		0.230	AC	330,000.00	2.44839	C	1.00	CI11	1.100		0	888,756	204,400	
Total Card Land Units						0.23	AC	Parcel Total Land Area: 0.23						Total Land Value				204,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	80	Mixed Use			
Model	94	Commercial			
Grade	C	Average			
Stories	2				
Occupancy	10.00				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2	11	Clapboard			
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	031M	MU RET/OFFC			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	04	EXTENSIVE			
Heat/AC	01	HEAT/AC PKGS			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	04	EXTENSIVE			
Ceiling/Wall	06	CEIL & WALLS			
Common Wall	00	0%			
Wall Height	9.00				
1st Floor Use:	031M				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
031M	MU RET/OFFC	60
011C	APT UNDR 8 M94	40
		0

COST / MARKET VALUATION		
RCN		1,896,160
Year Built		1909
Effective Year Built		1981
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		30
Functional Obsol		10
External Obsol		0
Trend Factor		1
Condition		
Condition %		
Percent Good		60
RCNLD		1,137,700
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
PKBR	Parking Bumper	L	6	52.17	2018		98		0.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	3,954	3,954	3,954	143.90	568,977	
BMT	Basement Area	0	4,132	826	28.77	118,861	
FHS	Half Story	2,574	3,218	2,414	107.95	347,373	
FPC	Open Porch Conc. Floor	0	28	4	20.56	576	
FUS	Upper Story	3,462	3,462	3,289	136.71	473,284	
RST	Restaurant Area	1,795	1,795	2,423	194.24	348,668	
SPA	SVC PROD AREA	273	273	232	122.29	33,385	
UST	Utility Enclosure	0	260	26	14.39	3,741	
WDK	Wood Deck	0	187	9	6.93	1,295	
Ttl Gross Liv / Lease Area		12,058	17,309	13,177		1,896,160	

