

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
GRIFFIN, DANIEL M JR & TOBIN, GLE MC REALTY TRUST 10 WIANNO AVE SUITE 2								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
OSTERVILLE MA 02655								COMMERC.	3220	585,000	585,000	
								COM LAND	3220	248,800	248,800	<b>VISION</b>
SUPPLEMENTAL DATA								Total				
Alt Prcl ID Split Zonin BID Parcel YES ResExpt Q #DL 1 PARCELS 1 & 2 #DL 2 GIS ID F_989386_2701801				Plan Ref. Land Ct# 7736-A #SR Life Estate PP STATU Assoc Pid#				833,800				

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
GRIFFIN, DANIEL M JR & TOBIN, GLENN E T				C174	0	10-15-2004	Q	I	1,000,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
CLOUTIER, DIANE & ET AL TRS				13311	0101	10-20-2000	U	I	385,000	1A	2023	3220	585,000	2022	3220	535,000	2021	3220	496,800
CLOUTIER, MARILYN & LAFRANCOIS TRS				13311	0092	10-20-2000	U	I	1	1A		3220	248,800		3220	248,800		3220	248,800
CLOUTIER, EMERSON & MARILYN TRS				C147	0	01-08-1998	U	I	1	1A								3220	41,400
CLOUTIER, EMERSON				C141	0	07-15-1996	U	I	100,000	L									
Total										833,800	Total	783,800	Total	787,000					

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

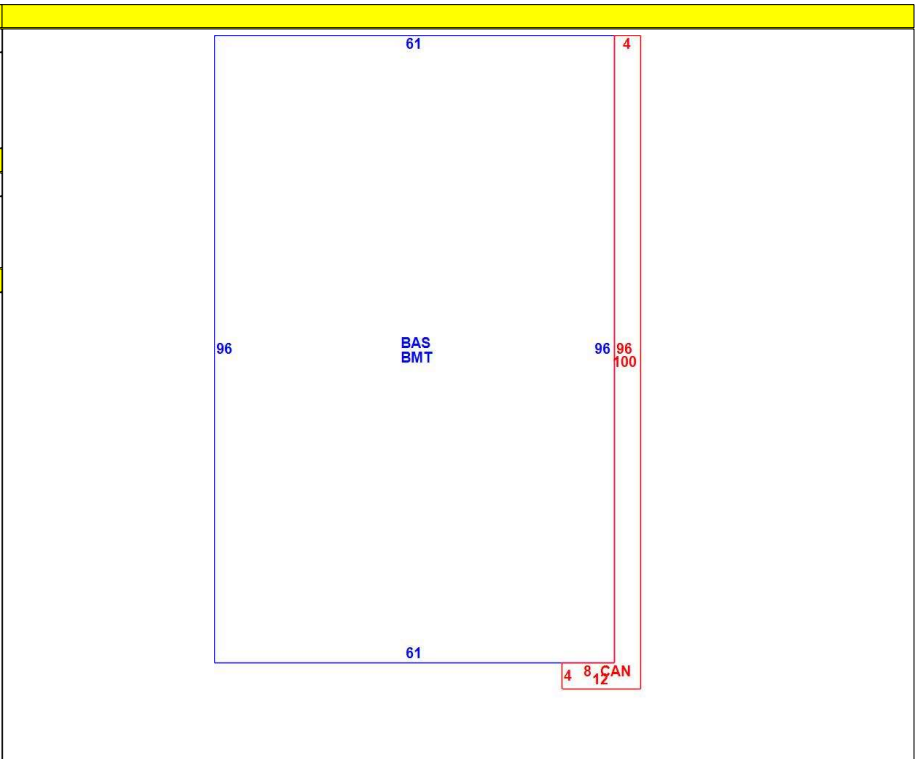
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
CI09			HYAN

NOTES			
-GEMINI CARRIBEAN MART -1/2 VACANT 6/20			

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
19-1399	05-15-2019	888		7,000	06-30-2019	100	06-30-2019	Install Exhaust Hood System t		07-09-2021	CK	01		03	Cycl Insp Comp
201003148	06-25-2010	CM	Commercial	1,000	06-30-2010	100	06-30-2010	2 ROOF PENETR FOR HD D		04-29-2020	GM	04		FR	Field Review
20063131	09-18-2006	CM	Commercial	12,000		100	06-30-2008	ROOF		11-09-2016	AL	22		02	Change of Address
48403	09-05-2000	RE	Remodel	6,500	01-01-2001	100		INTERIOR FIT - CONVENIEN		01-23-2015	JR	03		03	Cycl Insp Comp
B26762	07-01-1984	RE	Remodel	0	06-15-1985	100		HY REMODE		06-30-2008	JG	03		16	In Office Review
										08-23-2005	GB			03	Cycl Insp Comp
										04-10-2001	GB	02		02	Bldg Permit Completed

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	3220	STORE/RTL M94	DMS	4		0.740	AC	330,000.00	1.01883	C	1.00	CI09	1.000		0	336,204	248,800
Total Card Land Units						0.74	AC	Parcel Total Land Area: 0.74						Total Land Value		248,800	

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description			Element	Cd	Description		
Style	17	Store							
Model	94	Commercial							
Grade	C	Average							
Stories	1								
Occupancy	2.00								
Exterior Wall 1	15	Concr/Cinder							
Exterior Wall 2	20	Brick/Masonry							
Roof Structure	03	Gable/Hip							
Roof Cover	03	Asph/F Gls/Cmp							
Interior Wall 1	05	Drywall							
Interior Wall 2									
Interior Floor 1	05	Vinyl/Asphalt							
Interior Floor 2									
Heating Fuel	03	Gas							
Heating Type	03	Hot Air-No Duc							
AC Type	03	Central							
Size Adj Tbl	3220	STORE/RTL M94							
Total Rooms									
Bedrooms	00								
Full Bathrooms	0								
Bath Split	04	0 Full-4 Half							
Rms/Partitions	02	AVERAGE							
Heat/AC	02	HEAT/AC SPLIT							
Frame Type	03	MASONRY							
Baths/Plumbing	02	AVERAGE							
Ceiling/Wall	08	TYPICAL							
Common Wall	00	0%							
Wall Height	10.00								
1st Floor Use:	325I								
Sewer Occupan									
<b>MIXED USE</b>					Code	Description	Percentage		
					3220	STORE/RTL M94	100		
							0		
							0		
<b>COST / MARKET VALUATION</b>									
					RCN	782,190			
					Year Built	1966			
					Effective Year Built	1979			
					Depreciation Code	F			
					Remodel Rating				
					Year Remodeled				
					Depreciation %	31			
					Functional Obsol	0			
					External Obsol	0			
					Trend Factor	1			
					Condition				
					Condition %				
					Percent Good	69			
					RCNLD	539,700			
					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
PAV1	PAVING-ASPH	L	23,000	3.00	1999		60		0.00	41,400
SGN3	DBL SIDED W/I	L	24	199.92	2010		82		0.00	3,900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	5,856	5,856	5,856	110.64	647,879	
BMT	Basement Area	0	5,856	1,171	22.12	129,554	
CAN	Canopy	0	432	43	11.01	4,757	
Ttl Gross Liv / Lease Area		5,856	12,144	7,070		782,190	

