

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
A PLUS REAL ESTATE LLC						Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA VISION
206 BARNSTABLE ROAD		SUPPLEMENTAL DATA				COMMERC.	3222	250,600	250,600	
HYANNIS MA 02601		Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID F_988313_2703250				COM LAND	3222	211,600	211,600	
		Plan Ref. Land Ct# #SR Life Estate PP STATU Assoc Pid#				Total		462,200	462,200	

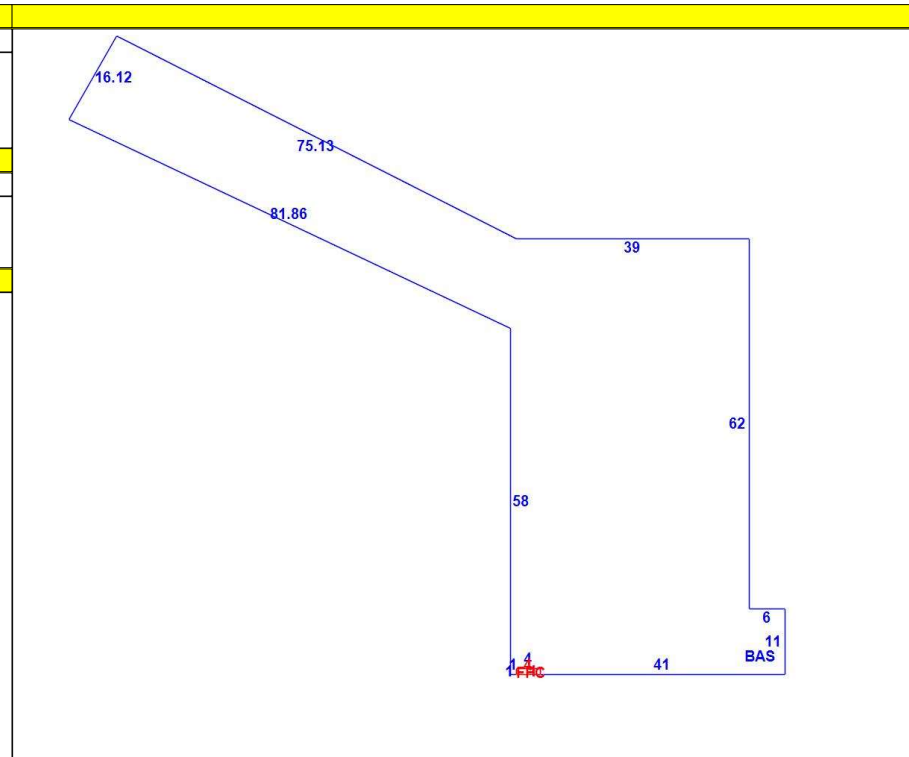
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
A PLUS REAL ESTATE LLC		C228 0	12-28-2021	U	I	1,800,000	1V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
202 BARNSTABLE ROAD LLC		C181 0	10-10-2006	U	I	1,500,000	1	2023	3222	250,600	2022	3222	276,200	2021	3222	254,800
SANDLER, DAVID & JAMES J TRS		6896 0190	09-15-1989	U	I	1,400,000	N		3222	211,600		3222	211,600		3222	211,600
TOWN PAINT SUPPLYCO INC		2733 0340	06-22-1978	U		0		Total		462,200	Total		487,800	Total		481,500

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)						235,500	
CI09								HYAN			Appraised Xf (B) Value (Bldg)						0	
										Appraised Ob (B) Value (Bldg)						15,100		
										Appraised Land Value (Bldg)						211,600		
										Special Land Value						0		
										Total Appraised Parcel Value						462,200		
										Valuation Method						C		
										Total Appraised Parcel Value						462,200		

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
BLDC-23-22	10-16-2023	803	Addn Alt-Comm	35,000		100		Install overhead door with Boll		07-16-2021	CK	01		03	Cycl Insp Comp
16-2418	09-09-2016	835	Sid/Wind/Roof/	18,980		100		Re-Roof Strip 2 Layers Asphalt		04-29-2020	GM	04		FR	Field Review
201408020	11-24-2014	NR	New Roof	11,250	06-30-2015	100	06-30-2016	RE-ROOFING (STRIPPING O		12-07-2011	DR	03		16	In Office Review
201101538	03-30-2011	NR	New Roof	7,000	06-30-2011	100	06-30-2011	REROOF W RUBBER ROOF		07-15-2009	TP	03		16	In Office Review
B27324	12-01-1984	AD	Addition	0	06-15-1985	100	06-30-1985	HY ADD'N		05-26-2009	MK	02		14	Cyclical Inspection
B22655	11-01-1980	AD	Addition	0	01-15-1981	100	06-30-1981	HY ADD'N		02-20-2007	JK	22		22	Change of Address
B20411	07-01-1978	DE	Demolish	0	01-15-1979	100	06-30-1979	HY DEMO P		03-25-1999	GB	01		00	Meas/Listed-Interior Acces

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	3222	COMM BLDG	DMS	4		0.430 AC	330,000.00	1.49119	C	1.00	CI09	1.000			0	492,096	211,600	
Total Card Land Units						0.43 AC	Parcel Total Land Area: 0.43						Total Land Value					211,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	12	Comm Bldg			
Model	94	Commercial			
Grade	D+	Below Average			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2	25	Vinyl Siding			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	03	Concr Finished			
Interior Floor 2	14	Carpet			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air			
AC Type	01	None			
Size Adj Tbl	3222	COMM BLDG			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	03	HEAT ONLY			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	08	TYPICAL			
Common Wall	00	0%			
Wall Height	14.00				
1st Floor Use:	325I				
Sewer Occupan					
			MIXED USE		
			Code	Description	Percentage
			3222	COMM BLDG	100
					0
					0
			COST / MARKET VALUATION		
			RCN		318,274
			Year Built	1965	
			Effective Year Built	1986	
			Depreciation Code	A	
			Remodel Rating		
			Year Remodeled		
			Depreciation %	26	
			Functional Obsol	0	
			External Obsol	0	
			Trend Factor	1	
			Condition		
			Condition %		
			Percent Good	74	
			RCNLD		235,500
			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	15,000	3.00	1985		32		0.00	14,400
SGN2	DOUBLE SIDE	L	25	39.53	2006		74		0.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	4,152	4,152	4,152	76.64	318,198	
FPC	Open Porch Conc. Floor	0	4	1	19.16	77	
Ttl Gross Liv / Lease Area		4,152	4,156	4,153		318,275	

