

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
FINKEL, HOWARD J TR HJM REALTY TRUST PO BOX 1998								Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
								COMMERC.	3250	193,000	193,000	
MASHPEE MA 02649				SUPPLEMENTAL DATA				COM LAND	3250	370,300	370,300	VISION
				Alt Prcl ID	Split Zonin	BID Parcel	ResExpt Q	#DL 1	#DL 2	Plan Ref.	Land Ct#	
GIS ID F_961080_2691394				Assoc Pid#				Total		563,300	563,300	

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
GRIFFIN, DANIEL M TR							35981	55	09-12-2023	Q	I	750,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FINKEL, HOWARD J TR							30942	113	12-05-2017	U	I	0	1F	2023	3250	193,000	2022	3250	193,000	2021	3250	193,000
FINKEL, HOWARD J TR							26997	0312	12-28-2012	U	I	0	1		3250	370,300		3250	324,000		3250	324,000
FINKEL, LORRAINE R TR							26997	0311	08-05-2011	U	I	0	1F									
FINKEL, WILLIAM & LORRAINE R TRS							2960	0167	08-02-1979	U	V	0										
Total														Total	563,300	Total	517,000	Total	517,000	Total	517,000	

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							
CI21				OSTVIL	Appraised Bldg. Value (Card)						193,000
					Appraised Xf (B) Value (Bldg)						0
					Appraised Ob (B) Value (Bldg)						0
					Appraised Land Value (Bldg)						370,300
					Special Land Value						0
					Total Appraised Parcel Value						563,300
					Valuation Method						C
					Total Appraised Parcel Value						563,300

NOTES													
-RETAIL DOWN													
-R.E.OFFICE UP													

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
17-31	02-14-2017	836	Sign	0	07-05-2017	100	06-30-2017	4 SQ FT SIGN FOR DANNY G	04-29-2020	GM	04		FR	Field Review
201307413	10-17-2013	CM	Commercial	1,300	06-30-2014	100	06-30-2014	REMOVE AWNING TYPE RO	07-13-2017	JR	01		02	Bldg Permit Completed
201204859	08-09-2012	OT	Other	0	06-30-2013	100	06-30-2013	18SF SIGN ATT TO BLDG RO	07-08-2016	JR	01		16	In Office Review
200904143	09-03-2009	NR	New Roof	3,100	06-30-2010	100	06-30-2009	REROOF STRP OLD SHINGL	09-11-2015	JR	03		16	In Office Review
200903749	08-27-2009	NS	New Siding	2,000	06-30-2010	100	06-30-2010	REPL SIDING 3 WALLS	12-16-2014	NF	03		16	In Office Review
200901661	04-28-2009	NW	New Windows	3,000	06-30-2009	100	06-30-2009	11 REPL WINDOWS	09-23-2013	JR	03		16	In Office Review
									07-24-2012	DR	22		22	Change of Address

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3250	OFFC/RETAIL M	BA	3		0.080	AC	330,000.00	5.84415	C	1.00	CI21	2.400		0	4,628,580	370,300
Total Card Land Units						0.08	AC	Parcel Total Land Area: 0.08						Total Land Value		370,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	88	Office/Retail			
Model	94	Commercial			
Grade	C	Average			
Stories	2				
Occupancy	2.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	04	Plywood Panel			
Interior Wall 2	05	Drywall			
Interior Floor 1	14	Carpet			
Interior Floor 2	23	Laminate			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air			
AC Type	01	None			
Size Adj Tbl	3250	OFFC/RETAIL M94			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	01	0 Full-1 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	10.00				
1st Floor Use:	3251				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
3250	OFFC/RETAIL M94	100
		0
		0

COST / MARKET VALUATION	
RCN	260,796
Year Built	1940
Effective Year Built	1986
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	74
RCNLD	193,000
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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,401	1,401	1,401	133.81	187,468
BMT	Basement Area	0	546	109	26.71	14,585
FUS	Upper Story	462	462	439	127.15	58,743
Ttl Gross Liv / Lease Area		1,863	2,409	1,949		260,796

