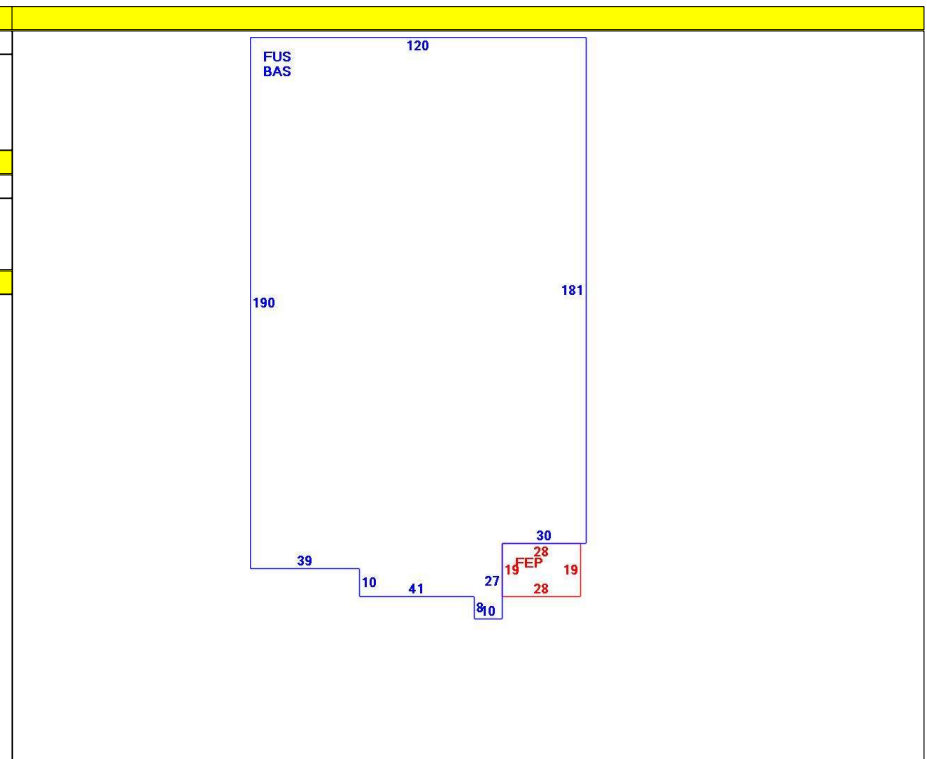


CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								801 FY2025 BARNSTABLE, MA VISION					
SWITCH GEARS LP 297 NORTH STREET HYANNIS MA 02601											INDUSTR. IND LAND	4040 4040	Appraised 10,617,500 3,404,000		Assessed 10,617,500 3,404,000										
									1																
				SUPPLEMENTAL DATA																					
				Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 LOTS A-5, A-6 & E; LOTS 2 #DL 2 GIS ID F_983708_2710076						Plan Ref. 524/87; 547/1 Land Ct# #SR Life Estate PP STATU Assoc Pid#															
Total												14,021,500		14,021,500											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
SWITCH GEARS LP PERSEVERANCE LLC EXCEL INC LORUSSO, L PAUL & LILA LEE ADAMS ASSOC LTD LP				25909 0191		12-09-2011		U	I	1		1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				14739 0327		01-24-2002		U	I	14,250,000		1	2025	4040	10,617,500	2024	4040	10,461,300	2023	4040	10,551,700				
				10828 0022		06-30-1997		U	I	575,000		00		4040	3,404,000		4040	3,404,000		4040	3,404,000				
				10828 0019		06-30-1997		U	I	1		1A													
				10212 0146		05-21-1996		U	V	1		1													
Total												14,021,500		Total		13,865,300		Total		13,955,700					
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																									
Nbhd		Nbhd Name			B			Tracing			Batch														
CI11											BARNs														
NOTES																									
--SAVANT + 6 TENANTS-- (ALL 3 BLDGS CONNECTED)																									
APPRAISED VALUE SUMMARY																									
Appraised Bldg. Value (Card)														9,182,600											
Appraised Xf (B) Value (Bldg)														1,036,500											
Appraised Ob (B) Value (Bldg)														398,400											
Appraised Land Value (Bldg)														3,404,000											
Special Land Value														0											
Total Appraised Parcel Value														14,021,500											
Valuation Method														C											
Total Appraised Parcel Value														14,021,500											
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-21-73	04-01-2021	803	Addn Alt-Comm	2,500			100		SHEETROCK REPAIR - Add	05-05-2020	GM	04		FR	Field Review										
20-103	02-03-2020	881	Alt-Int work-Co	4,000			100		1,000 SF office renovation: ins	08-20-2018	SR	02		03	Cycl Insp Comp										
17-3303	10-23-2017	838	Solar Panel-Co	500,000			100		469.67 KW SOLAR INSTALLA	08-20-2018	SR	02		02	Bldg Permit Completed										
17-1017	04-19-2017	835	Sid/Wind/Roof/	180,821			100		Installation of new PVC Duro-L	06-04-2015	AL	03		16	In Office Review										
200806374	12-09-2008	RE	Remodel	15,000		06-30-2009	100	06-30-2009	CONF RM CONVERT TO 4 O	05-11-2011	JR	03		17	ATB Review										
20060910	05-31-2006	RE	Remodel	20,000		06-30-2008	100	06-30-2008	ADD 4 OFICES IN 600SF ARE	04-28-2009	KLP	03		16	In Office Review										
91196	03-31-2006	CM	Commercial	7,000			100	06-30-2008		11-12-2008	JG	03		09	Permit Entered										
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	4040	R-D FACIL		IND	1	Barnstable	10.000		AC	330,000.00	1.00000	I	1.00	CI11	1.100	SITE			0	326,700	3,267,000				
1	4040	R-D FACIL			1		3.460		AC	39,600.00	1.00000	R	1.00		1.000	EXCS			0	39,600	137,000				
Total Card Land Units				13.46	AC	Parcel Total Land Area:				13.46		Total Land Value										3,404,000			

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style	41	Research/Devel									
Model	94	Commercial									
Grade	C	Average									
Stories	2										
Occupancy	3.00										
Exterior Wall 1	15	Concr/Cinder									
Exterior Wall 2	19	Brick Veneer									
Roof Structure	01	Flat									
Roof Cover	04	Tar & Gravel									
Interior Wall 1	05	Drywall									
Interior Wall 2											
Interior Floor 1	14	Carpet									
Interior Floor 2	05	Vinyl/Asphalt									
Heating Fuel	03	Gas									
Heating Type	04	Hot Air									
AC Type	03	Central									
Size Adj Tbl	4040	R-D FACIL									
Total Rooms											
Bedrooms	00										
Full Bathrooms	0										
Bath Split	00	0 Full-0 Half									
Rms/Partitions	03	ABOVE AVERAGE									
Heat/AC	01	HEAT/AC PKGS									
Frame Type	03	MASONRY									
Baths/Plumbing	03	ABOVE AVERAGE									
Ceiling/Wall	05	SUS-CEIL & WL									
Common Wall	00	0%									
Wall Height	14.00										
1st Floor Use:	4040										
Sewer Occupan											

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	100.00	3.00	1999		60		0.00	180,000
GEN1	Large Generato	L	1	29300.00	2002		66		0.00	19,300
LT1	LT POLE W/MH	L	18	4251.00	2002		66		0.00	50,500
LP10	Light Pole per L	L	110	108.16	2002		66		0.00	7,900
LTHL	Halide Light Fix	L	11	1495.00	2002		66		0.00	10,900
LPWY	Decor. Lamp Po	L	10	966.85	2018		98		0.00	9,500
ELV1	Elevator-Res-S	B	1	33159.00	2006		87		0.00	28,800
SPR1	SPRINKLERS-	B	46,240	4.10	2006		87		0.00	164,900
SOLF	Solar PV Watt-	B	469,67	1.50	2006		87	C	1.00	612,900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	23,120	23,120	23,120	86.06	1,989,726	
FEP	Enclosed Porch	0	532	186	30.09	16,007	
FUS	Upper Story	23,120	23,120	21,964	81.76	1,890,239	
Ttl Gross Liv / Lease Area		46,240	46,772	45,270		3,895,972	



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				801 FY2025 BARNSTABLE, MA VISION								
SWITCH GEARS LP 297 NORTH STREET HYANNISMA02601						Description	Code	Appraised	Assessed									
						INDUSTR.	4040	10,617,500	10,617,500									
						IND LAND	4040	3,404,000	3,404,000									
SUPPLEMENTAL DATA																		
Alt Prcl ID Split Zonin BID Parcel ResExpt Q #DL 1 #DL 2 GIS ID				Plan Ref. 524/87; 547/1 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total		14,021,500	14,021,500									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
SWITCH GEARS LP PERSEVERANCE LLC EXCEL INC LORUSSO, L PAUL & LILA LEE ADAMS ASSOC LTD LP		25909	0191	12-09-2011	U	I	1	1B	Year	Code	Assessed	Year	Code	Assessed				
		14739	0327	01-24-2002	U	I	14,250,000	1	2025	4040	10,617,500	2024	4040	10,461,300				
		10828	0022	06-30-1997	U	I	575,000	00		4040	3,404,000		4040	3,404,000				
		10828	0019	06-30-1997	U	I	1	1A										
		10212	0146	05-21-1996	U	V	1	1	Total	14,021,500	Total	13,865,300	Total	13,955,700				
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						APPRAISED VALUE SUMMARY									
Nbhd			Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)					9,182,600		
CI11									BARNs		Appraised Xf (B) Value (Bldg)					1,036,500		
NOTES												Appraised Ob (B) Value (Bldg)					398,400	
TIF ENDS FY 2008												Appraised Land Value (Bldg)					3,404,000	
												Special Land Value					0	
												Total Appraised Parcel Value					14,021,500	
												Valuation Method					C	
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	
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		
2	4040	R-D FACIL	IND	1		0.000	AC	0.00	1.00000	0	1.00	1.000		0	0	0		
Total Card Land Units						0.00	AC	Parcel Total Land Area: 13.46						Total Land Value				3,404,000

"THE CONNECTOR"

A photograph showing the exterior of a large, modern high school building. The building features red brick walls and white stone accents. A large evergreen tree is in the foreground on the left. An American flag flies on a tall pole to the right. The sky is overcast.

State Use 4040
Print Date 12/20/2024 9:58:27 P

VISION

State Use 4040
Print Date 12/20/2024 9:58:27 P

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	25,687	25,687	25,687	93.47	2,400,861
FEP	Enclosed Porch	0	192	67	32.62	6,262
FPC	Open Porch Conc. Floor	0	60	9	14.02	841
Ttl Gross Liv / Lease Area		25,687	25,939	25,763		2,407,964