

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
MAZZEO, PAUL A TR PAUL A MAZZEO LIVING TRS AG 6/7/ 145 EAST BAY ROAD								Description	Code	Appraised	Assessed	801 FY2025 BARNSTABLE, MA
						4		COMMERC.	3250	474,900	474,900	
								COM LAND	3250	150,800	150,800	VISION
SUPPLEMENTAL DATA								Total				
OSTERVILLE MA 02655				Alt Prcl ID Split Zonin BID Parcel YES ResExpt Q #DL 1 LOT 1 #DL 2		Plan Ref. 680/100 Land Ct# #SR Life Estate PP STATU						
				GIS ID F_988073_2700512		Assoc Pid#						

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MAZZEO, PAUL A TR							26488	0170	07-10-2012	U	I		1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MAZZEO, PAULA							22559	0136	12-20-2007	U	I		1F	2025	3250	474,900	2024	3250	466,200	2023	3250	466,200
BARILE LLC							16567	0157	03-13-2003	Q	I	900,000	00		3250	150,800		3250	150,800		3250	137,100
BOUCHER, NORMAN TR							15570	0127	09-09-2002	U	I		1F									
BOUCHER, NORMAN TR							14960	0346	03-22-2002	U	I		0	1F								
							Total						625,700	Total		617,000	Total		603,300			

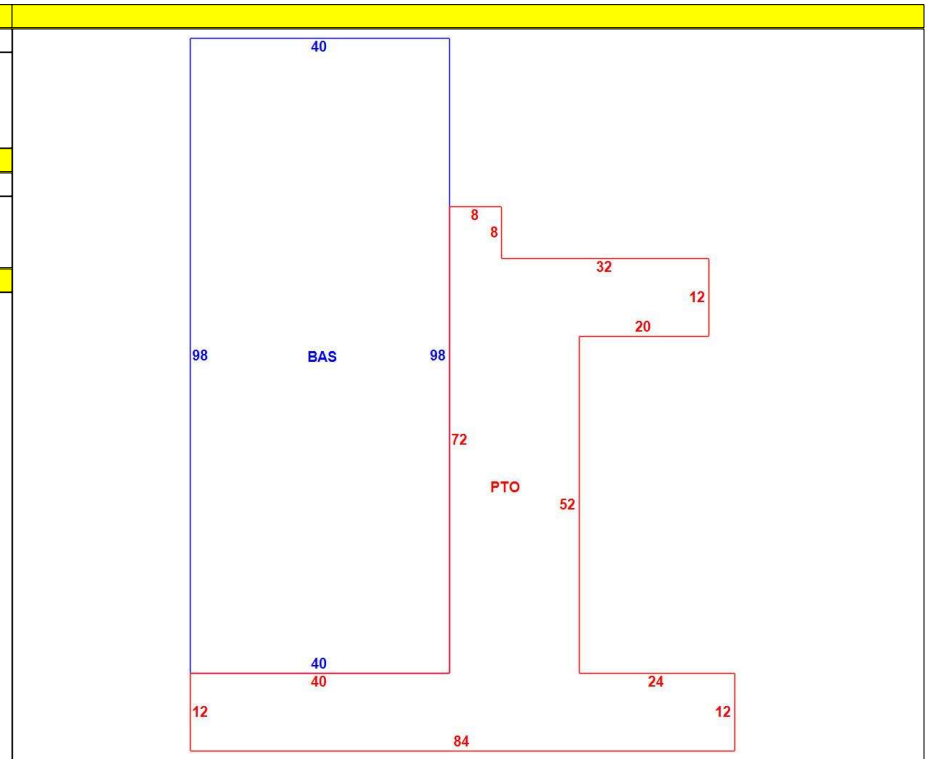
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
			Total				0.00													

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name		B	Tracing		Batch						
CI11						HYAN						
NOTES												
* UC 82 = FLAG PURPOSE*												
								Total Appraised Parcel Value				625,700

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-24-14	07-31-2024	881		5,600		0		build 3 inetrior non bearing wal		06-09-2023	SR	02		03	Cycl Insp Comp
EXPC-22-4	06-23-2022	835	Sid/Wind/Roof/	20,000	06-30-2022	100	06-30-2022	replace 9 windows and 2 door		05-12-2020	RB	03		16	In Office Review
EXPR-21-6	04-23-2021	835	Sid/Wind/Roof/	2,888	06-30-2021	100	06-30-2021	insulation and air sealing work		04-29-2020	GM	04		FR	Field Review
SM-21-25	03-25-2021	834	Sheet Metal	200,000	06-30-2021	100	06-30-2021	installing new vrf system and e		08-16-2017	SR	02		03	Cycl Insp Comp
201207272	11-26-2012	CM	Commercial	93,000	06-30-2013	100	06-30-2013	REROOF ENTIRE BLDG-RE		01-23-2012	DR	22		22	Change of Address
83536	04-21-2005	RW	Repair Work	8,000	06-30-2008	100	06-30-2008	PIZZA OVEN		06-10-2011	JR	01		03	Cycl Insp Comp
82821	03-02-2005	RE	Remodel	20,000	06-30-2008	100	06-30-2008			11-14-2008	JG	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.	Nhbd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3250	OFFC/RETAIL M	DMS	4	Hyannis	0.150	AC	176,344.00	5.18399	5	1.00	CI11	1.100		0	1,005,584.0	150,800
Total Card Land Units						0.15	AC	Parcel Total Land Area: 0.15						Total Land Value		150,800	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	88	Office/Retail			
Model	94	Commercial			
Grade	C	Average			
Stories	1				
Occupancy	3.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2	20	Brick/Masonry			
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	12	Hardwood			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air			
AC Type	03	Central			
Size Adj Tbl	3250	OFFC/RETAIL M94			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	02	0 Full-2 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	01	HEAT/AC PKGS			
Frame Type	03	MASONRY			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	05	SUS-CEIL & WL			
Common Wall	00	0%			
Wall Height	13.00				
1st Floor Use:	3250				
Sewer Occupan					
			MIXED USE		
			Code	Description	Percentage
			3250	OFFC/RETAIL M94	100
					0
					0
			COST / MARKET VALUATION		
			RCN		541,440
			Year Built		1960
			Effective Year Built		2000
			Depreciation Code		VG
			Remodel Rating		04
			Year Remodeled		2021
			Depreciation %		19
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		UC
			Condition %		82
			Percent Good		82
			RCNLD		444,000
			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
SPR1	SPRINKLERS-	B	5,000	4.10	1985		82		0.00	16,800
LT1	LT POLE W/MH	L	3	4251.00	1995		52		0.00	6,600
SGN3	DBL SIDED W/I	L	54	199.92	2000		62		0.00	6,700
SGNP	SIGN POST 6"	L	18	10.66	2017		96		0.00	200
FNC2	Fence-6' Wd	L	20	27.85	2017		96		0.00	500
FNG8	Fence Gate-6'	L	6	16.67	2017		96		0.00	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	3,920	3,920	3,920	133.69	524,060	
PTO	Patio	0	2,592	130	6.71	17,380	
Ttl Gross Liv / Lease Area		3,920	6,512	4,050		541,440	

