

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
PARETO HOLDINGS LLC								Description	Code	Appraised	Assessed	801 FY2025 BARNSTABLE, MA	
362 YARMOUTH ROAD								COMMERC.	3160	1,176,800	1,176,800		
HYANNIS MA 02601								COM LAND	3160	343,200	343,200		
								COMMERC.	3320	101,500	101,500		
SUPPLEMENTAL DATA								Total				1,621,500	1,621,500
Alt Prcl ID				Split Zonin		Plan Ref. 137/55							
#DL 1 LOTS 1 & 2				#DL 2		Land Ct#							
GIS ID F_991513_2704990				Assoc Pid#									

VISION

RECORD OF OWNERSHIP								BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
PARETO HOLDINGS LLC								26595	0209	08-17-2012	Q	I	1,200,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
TIVEY, ROBERT C ESTATE OF								26595	0203	08-17-2012	U	I	0	1	2025	3160	1,176,800	2024	3160	1,164,900	2023	3160	1,164,900		
TIVEY, ROBERT C								2396	0236	09-13-1976	U		0			3160	343,200		3160	343,200		3160	343,200		
															3320	101,500		3320	99,500		3320	99,500			
								Total						Total		1,621,500		Total		1,607,600		Total		1,607,600	

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)				1,251,300
CI09							HYAN		Appraised Xf (B) Value (Bldg)				0
								Appraised Ob (B) Value (Bldg)				27,000	
								Appraised Land Value (Bldg)				343,200	
								Special Land Value				0	
								Total Appraised Parcel Value				1,621,500	
								Valuation Method				C	
								Total Appraised Parcel Value				1,621,500	

NOTES												VISIT / CHANGE HISTORY					
-ADVANCED AUTO REPAIR												Date	Id	Type	Is	Cd	Purpost/Result
-BIG BOY RENTAL												04-28-2020	GM	04		FR	Field Review
-EST 2 VACANT UNITS												09-21-2012	JR	03		07	Mea + Corrected Listing
												08-15-1995	ML	01		00	Meas/Listed-Interior Acces

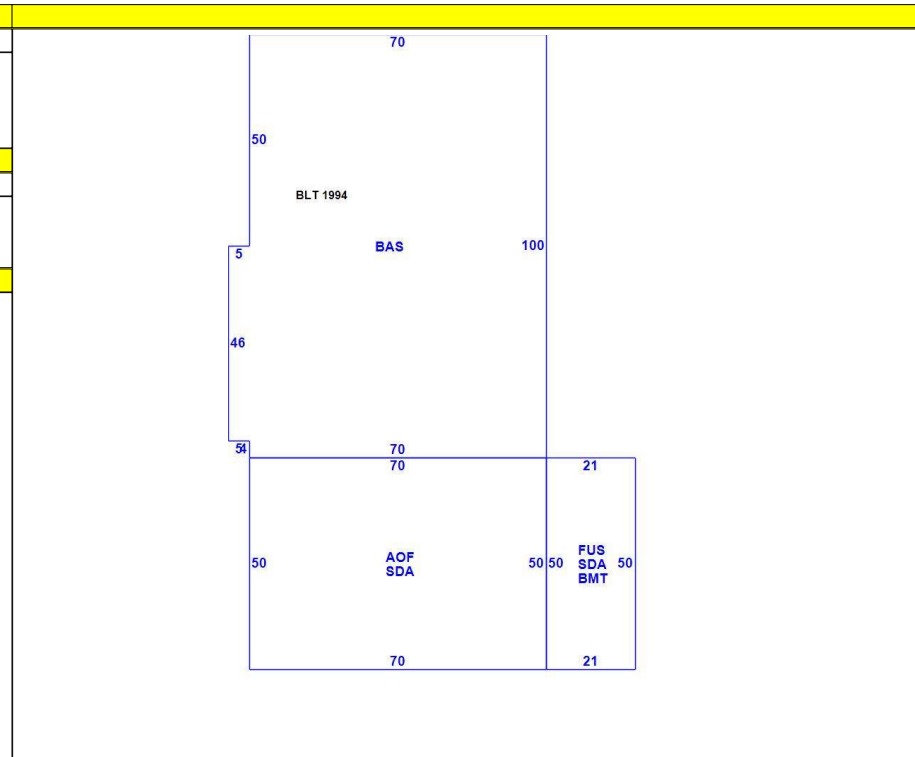
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
20-1514	08-21-2020	838	Solar Panel-Co	161,460	12-04-2020	100	06-30-2021	Installation of 390 roof mounte		04-28-2020	GM	04		FR	Field Review
201306395	09-19-2013	CM	Commercial	85,000	06-30-2014	100	06-30-2014	REMOD NW OFFICE		09-21-2012	JR	03		07	Mea + Corrected Listing
201105849	10-27-2011	CM	Commercial	59,700	06-30-2012	100	06-30-2012	RUBBER ROOF OVER META		08-15-1995	ML	01		00	Meas/Listed-Interior Acces
B36891	07-01-1994	AD	Addition	72,000	01-15-1995	100	01-15-1995	HY ADD'N							

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	3161	COMM WHSE M	B	4	Hyannis	1.040	AC	330,000.00	1.00000	C	1.00	CI09	1.000	ALL SITE	0	330,000	343,200
Total Card Land Units						1.04	AC	Parcel Total Land Area:						1.04	Total Land Value		343,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	410	Ind/Offc/Whse			
Model	96	Ind/Comm			
Grade	C+	Average Plus			
Stories	1.3				
Occupancy	4.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2					
Roof Structure	01	Flat			
Roof Cover	13	Elastomeric			
Interior Wall 1	05	Drywall			
Interior Wall 2	01	Minimum			
Interior Floor 1	03	Concr Finished			
Interior Floor 2	14	Carpet			
Heating Fuel	03	Gas			
Heating Type	05	Hot Water			
AC Type	01	None			
Size Adj Tbl	316I	COMM WHSE M96			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	04	EXTENSIVE			
Heat/AC	03	HEAT ONLY			
Frame Type	05	STEEL			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	04	CEIL & MIN WL			
Common Wall	00	0%			
Wall Height	25.00				
1st Floor Use:	316I				
Sewer Occupan					

MIXED USE		
Code	Description	Percentage
316I	COMM WHSE M96	100
		0
		0

COST / MARKET VALUATION	
RCN	1,537,612
Year Built	1950
Effective Year Built	1992
Depreciation Code	G
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	0
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	75
RCNLD	1,153,200
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	18,900	3.00	1985		32		0.00	18,100
FNC4	Fence-Chain Li	L	340	28.39	1990		32	C	1.00	3,100
FNC7	Chain Link Gate	L	1	810.42	1990		42		0.00	300
SGN2	DOUBLE SIDE	L	64	39.53	1999		60		0.00	1,500
SPO2	SIGN POST ST	L	20	73.02	1990		42		0.00	600
SOL3	Solar PV Panel	B	390	635.00			0		0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
AOF	Office Area	3,500	3,500	4,725	110.11	385,402	
BAS	First Floor	7,230	7,230	7,230	81.57	589,727	
BMT	Basement Area	0	1,050	210	16.31	17,129	
FUS	Upper Story	1,050	1,050	998	77.53	81,403	
SDA	Fin Display Area	4,550	4,550	5,688	101.97	463,951	
Ttl Gross Liv / Lease Area		16,330	17,380	18,851		1,537,612	



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362 YARMOUTH ROAD								COMMERC.	3160	1,176,800	1,176,800		
HYANNIS MA 02601								COM LAND	3160	343,200	343,200		
								COMMERC.	3320	101,500	101,500		
SUPPLEMENTAL DATA								Total				1,621,500	1,621,500
Alt Prcl ID				Plan Ref. 137/55								VISION	
Split Zonin				Land Ct#									
BID Parcel				#SR									
ResExpt Q				Life Estate									
#DL 1 LOTS 1 & 2				PP STATU									
#DL 2				Assoc Pid#									
GIS ID F_991513_2704990													

RECORD OF OWNERSHIP								BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
PARETO HOLDINGS LLC								26595	0209	08-17-2012	Q	I	1,200,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
TIVEY, ROBERT C ESTATE OF								26595	0203	08-17-2012	U	I	0	1	2025	3160	1,176,800	2024	3160	1,164,900	2023	3160	1,164,900
TIVEY, ROBERT C								2396	0236	09-13-1976	U		0			3160	343,200		3160	343,200		3160	343,200
															3320	101,500		3320	99,500		3320	99,500	
															Total		1,621,500	Total		1,607,600	Total		1,607,600

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			
CI09				HYAN			

NOTES												APPRAISED VALUE SUMMARY						
--CAPE COD AUTO GLASS--												Appraised Bldg. Value (Card)						1,251,300
												Appraised Xf (B) Value (Bldg)						0
												Appraised Ob (B) Value (Bldg)						27,000
												Appraised Land Value (Bldg)						343,200
												Special Land Value						0
												Total Appraised Parcel Value						1,621,500
												Valuation Method						C
												Total Appraised Parcel Value						1,621,500

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
										07-17-2021	CK	02		03	Cycl Insp Comp

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	3320	AUTO REPAIR	B	4		0 SF	0.00	1.00000	0	1.00		1.000			0	0	0
Total Card Land Units						0.00	AC	Parcel Total Land Area: 1.04						Total Land Value		343,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	25	Service Shop			
Model	95	SvcGar/Gar/JS			
Grade	C	Average			
Stories	1				
Occupancy	1.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	01	Minimum			
Interior Wall 2					
Interior Floor 1	03	Concr Finished			
Interior Floor 2					
Heating Fuel	03	Gas			
Heating Type	04	Hot Air			
AC Type	03	Central			
Size Adj Tbl	3320	AUTO REPAIR			
Total Rooms					
Bedrooms	00				
Full Bathrooms	0				
Bath Split	00	0 Full-0 Half			
Rms/Partitions	02	AVERAGE			
Heat/AC	02	HEAT/AC SPLIT			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	00	NONE			
Common Wall	00	0%			
Wall Height	12.00				
1st Floor Use:	316I				
Sewer Occupan					
MIXED USE					
			Code	Description	Percentage
			3320	AUTO REPAIR	100
					0
					0
COST / MARKET VALUATION					
			RCN		132,575
			Year Built		1940
			Effective Year Built		1991
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		26
			Functional Obsol		0
			External Obsol		
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		74
			RCNLD		98,100
			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
PAV2	PAVING-CONC	L	726	6.00	1996		72		0.00	3,100
SGN1	SIGN-1 SD W/	L	24	30.60	1996		44		0.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,088	1,088	1,088	120.30	130,891	
CAN	Canopy	0	144	14	11.70	1,684	
Ttl Gross Liv / Lease Area		1,088	1,232	1,102		132,575	

