

DURHAM PROPERTY RECORD SEARCH

103351
501 WILLARD ST

CURRENT BEL WHETSTONE LP
265 FRANKLIN ST 8TH FL
ATTN: JOHN GUNASTI
BOSTON, MA, 02110

Total Assessed Value
\$33,307,811

KEY INFORMATION

Tax District	CNTY-DRHM/CITY-DRHM/BID	PIN	0821-12-77-5150
Account	8622247	Neighborhood	A821A
Land Use Code	411	Land Use Desc	COM/ APARTMENT-GARDEN
Subdiv Code	0000	Subdiv Desc	N/A - NO SUBDIVISION
Deed Book & Page	008857 / 000004	Plat Book & Page:	000192 / 000003
Last Sale Date:	01/27/2020	Last Sale Price:	\$46,500,000
Jan 1st Owner:	BR TBR WHETSTONE OWNER LLC		
Legal Description:	PROP-WHETSTONE LLC		

ASSESSMENT DETAILS

Land Fair Market Value	\$5,100,000
Improvement Fair Market Value	\$28,207,811
Total Fair Market Value	\$33,307,811

RESIDENTIAL BUILDING (1)

Assessed Total Improvement Value **\$28,207,811**

Year Built:	2014	Built Use / Ranch	MLTFMPLY-RES GRDN APT/CNDO
Current Use	COMMERCIAL	Percent Complete:	100%
Heated Area (S/F):	176,289	Full Bathroom(s):	0
Half Bathroom(s):	0	Bedroom(s):	0
Fireplace (Y/N):	N	Basement (Y/N):	N
Basement Unfinished:	-	Basement Finished:	-
Basement Partially Finished:	-	Attached Garage (Y/N):	N
Assessed Building Value:	\$28,207,811		

LAND DETAILS

Land Fair Market Value (FMV)	Land Assessed Value	Mapped Acres
\$5,100,000	\$5,100,000	2.099

SALES

Sales Date	Sale Price
01/27/2020	46,500,000
05/22/2015	35,625,000
06/04/2013	2,600,000
12/21/2006	900,000

PERMITS

Issue Date	Number	Description	Amount	Status	Closed Date
09/21/2015	1513126	WHETSTONE GARAGE - ADDITION OF A NEW PARKING LEVEL TO AN EXISTING DECK STRUCTURE	\$1,236,913	-	02/05/2016
04/28/2014	1411038	AH DURHAM APARTMENTS - COMMERCIAL INGROUND POOL AND DECK	\$119,531	-	01/23/2015
04/03/2014	1410738	TEMPORARY LEASING TRAILER - FULL TIME STAFF	\$500	-	08/07/2014
11/12/2013	1312792	WHETSTONE APARTMENTS; Fire area A (51 apts.); RE: foundation permit 1311931. Res. units 039, 041, XXX-XXX-XXXX-143, XXX-XXX-XXXX-245, XXX-XXX-XXXX-345, XXX-XXX-XXXX-445. Separate permit req'd. for pool.	\$3,902,641	-	04/09/2015
11/12/2013	1313141	WHETSTONE APARTMENTS; Fire area B (153 apts.); RE: foundation permit 1311931. Units XXX-XXX-XXXX-029, 033, 035, 037, XXX-XXX-XXXX-238, XXX-XXX-XXXX-438. Separate permit req'd. for pool.	\$9,623,555	-	04/09/2015
11/12/2013	1313142	Whetstone Apts.; Fire area C; parking garage for apt. complex. Separate permit req'd. for pool.	\$2,017,794	-	04/09/2015
08/02/2013	1311931	WHETSTONE APTS - FOUNDATION AND SLAB PACKAGE FOR A 204 UNIT APT BLDG WITH ON-SITE STRUCTURAL PARKING	\$1,773,800	-	10/20/2014
05/20/2013	1311364	COMMERCIAL DEMOLITION	-	-	11/11/2013