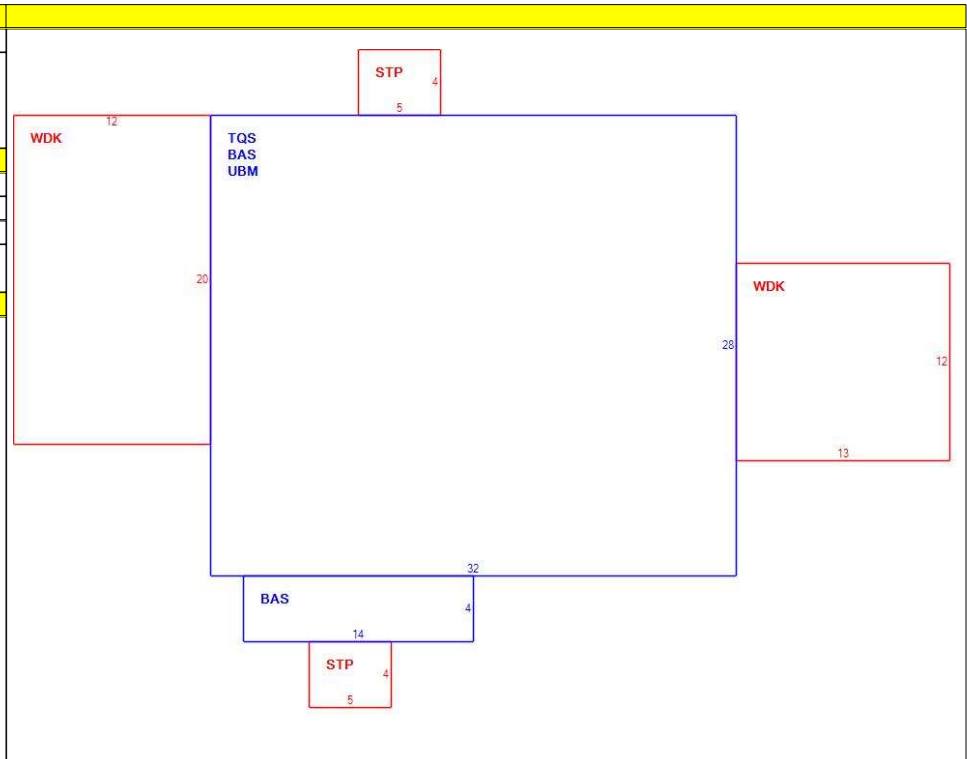


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						1302 EDGARTOWN, MA				
VANEPPI JOHN JAMES MACOMBER EVELYN F--TRS BOX 1192						Description	Code	Appraised	Assessed							
						RESIDENTL	1010	461,400	461,400							
						RES LND	1010	223,100	223,100							
SUPPLEMENTAL DATA												VISION				
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes			Restriction Hist District Other Note UC-Misc 1 UC-Misc 2													
OAK BLUFFS MA 02557			GIS ID M_278811_794904			Assoc Pid#										
						Total		684,500	684,500							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
VANEPPI JOHN JAMES		1644 0720	12-21-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
VANEPPI JOHN JAMES & VANEPPI JOHN JAMES		0875 0085	03-18-2002	U	I	500	1J	2023	1010	470,000	2022	1010	350,300	2021	1010	350,300
VANEPPI JOHN JAMES		0402 0591	06-17-1983	Q	V	5,500	00		1010	273,300		1010	288,200		1010	262,100
RUGNETTA FERDINAND J		00372 0390	02-19-1980	Q	V	7,000	00									
BEAM CHRISTINE A		0	09-08-1970			0										
						Total		743,300	Total	638,500	Total	612,400				
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												
0030																
NOTES																
LTS 30-42 BLK 10 AP ?SEE ALSO 875/084 875/086																
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		
2015-353	03-19-2015	RA	Res Add/Alter	3,500		0		WEATHERIZATION/INSULATI ROOF SOLAR ARRAY 41.2K	05-31-2022	DM			11	Field Review		
2015-350	03-19-2015	SOLR	Solar Panels	167,200		0			05-24-2017	AU			11	Field Review		
									03-01-2016	EP			01	Cyclical Reinspection		
									09-30-2013	EP			01	Cyclical Reinspection		
									11-10-2011	RK			11	Field Review		
									12-03-2004	EP			51	Cyclical Reinspection		
								08-24-2000	WP			43	Cyclical Reinspection			
LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value	
1	1010	SINGL FAM M-0	R20		21,780 SF	14.57	1.00000	3	1.00	0030	0.700			10.2	222,100	
1	1010	SINGL FAM M-0	R20		0.040 AC	34,000.00	1.00000	0	1.00	0030	0.700			23,800	1,000	
Total Card Land Units					0.54 AC	Parcel Total Land Area					0.54	Total Land Value				223,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	04	Average +10			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	05	Salt Box			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2					
Heat Fuel	02	Oil			
Heat Type:	04	Forced Air-Duc			
AC Type:	01	None			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
Bath Style:					
Kitchen Style:					

CONDO DATA				
Parcel Id		C	Ownr	0.0
			B	S
Adjust Type	Code	Description	Factor%	
Condo Flr				
Condo Unit				

COST / MARKET VALUATION	
Building Value New	571,918
Year Built	1984
Effective Year Built	2002
Depreciation Code	F
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	80
Cns Sect Rcnd	457,500
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	% Gd	Grade	Grade Adj.	Appr. Value
FPL3	FPL MSNRY 2	B	1	4000.00	1996		80		0.00	3,200
ODS	OUTDOOR S	L	1	700.00			100		0.00	700

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	952	952	952	306.67	291,949
STP	Stoop	0	40	4	30.67	1,227
TQS	Three Quarter Story	672	896	672	230.00	206,082
UBM	Basement, Unfinished	0	896	179	61.27	54,894
WDK	Deck, Wood	0	396	40	30.98	12,267
Ttl Gross Liv / Lease Area		1,624	3,180	1,847		566,419

