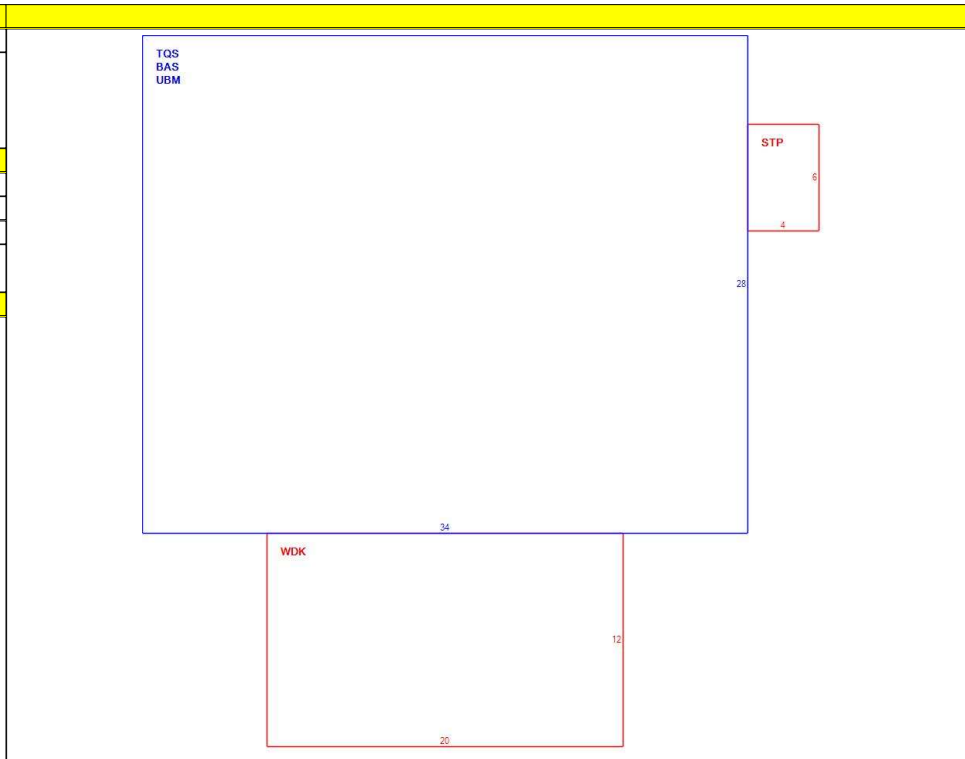


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						1302 EDGARTOWN, MA						
REYNOLDS JAMES F--TRS ELMERS WAY NOMINEE TRUST PO BOX 2791  EDGARTOWN MA 02539						Description	Code	Appraised	Assessed									
						RESIDENTL	1010	1,289,800	1,289,800									
						RES LND	1010	221,700	221,700									
SUPPLEMENTAL DATA																		
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279019_794974				Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2  Assoc Pid#														
						Total		1,511,500	1,511,500									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
REYNOLDS JAMES F--TRS		1200	0050	12-23-2009	U	I	242,000	1	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
BERNARD LOUISE M		094P	0084	08-12-1994	U	I	1	1A	2023	1010	1,144,900	2022	1010	751,600	2021	1010	695,700	
JACKSON HIRAM D		00221	0569	03-06-1952			0			1010	271,500		1010	286,600		1010	260,600	
						Total		1,416,400	Total		1,038,200	Total		956,300				
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		Appraised Bldg. Value (Card)					1,289,800					
0030								Appraised Xf (B) Value (Bldg)					0					
								Appraised Ob (B) Value (Bldg)					0					
								Appraised Land Value (Bldg)					221,700					
								Special Land Value					0					
								Total Appraised Parcel Value					1,511,500					
								Valuation Method					C					
								Total Appraised Parcel Value					1,511,500					
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				
178-2012	10-17-2017	CO	CO ISSUED			0		SFR	05-31-2022	DM			11	Field Review				
81-2011	05-02-2012	CO	CO ISSUED					NEW GUEST HOUSE	03-14-2019	EP			01	Cyclical Reinspection				
2012-178	12-08-2011	RN	Res New Cons					SFR 1700 SF	03-26-2018	EP			01	Cyclical Reinspection				
2011-81	10-15-2010	RN	Res New Cons					BUILD A GUESTHOUSE 880	07-10-2017	EP			01	Cyclical Reinspection				
									05-24-2017	AU			11	Field Review				
									03-03-2016	EP			50	UC Status Inspection				
									02-18-2015	EP			50	UC Status Inspection				
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		21,000 SF	15.08	1.00000	3	1.00	0030	0.700					10.56	221,700	
Total Card Land Units					0.48	AC	Parcel Total Land Area					0.48	Total Land Value					221,700

**VISION**

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	04	Cape Cod			
Model	01	Residential			
Grade:	04	Above Ave			
Stories:	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
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	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	5				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
			<b>CONDO DATA</b>		
Parcel Id			C	Ownr	0.0
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
			<b>COST / MARKET VALUATION</b>		
Building Value New		772,033			
Year Built		2013			
Effective Year Built		2017			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		5			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		95			
Cns Sect Rcnd		733,400			
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					



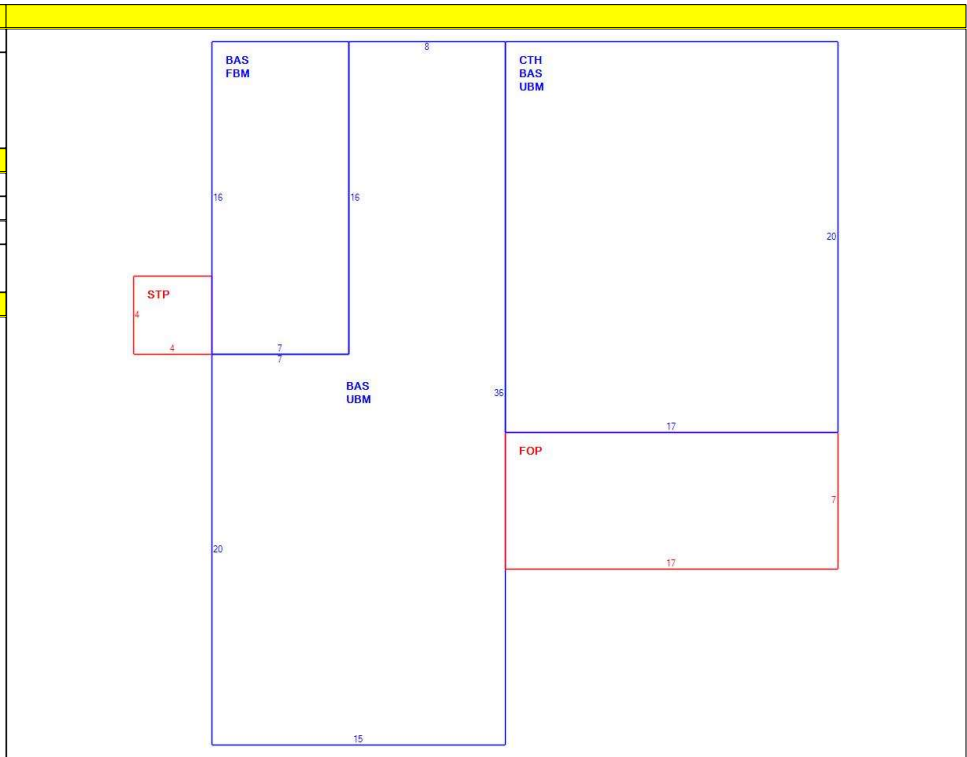
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	952	952	952	407.30	387,747	
STP	Stoop	0	24	2	33.94	815	
TQS	Three Quarter Story	714	952	714	305.47	290,810	
UBM	Basement, Unfinished	0	952	190	81.29	77,386	
WDK	Deck, Wood	0	240	24	40.73	9,775	
Ttl Gross Liv / Lease Area		1,666	3,120	1,882		766,533	



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
REYNOLDS JAMES F--TRS ELMERS WAY NOMINEE TRUST PO BOX 2791  EDGARTOWN MA 02539						Description	Code	Appraised	Assessed							
						RESIDENTL	1010	1,289,800	1,289,800	<b>VISION</b>						
						RES LND	1010	221,700	221,700							
SUPPLEMENTAL DATA																
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279019_794974				Restriction Hist District Other Note UC-Misc 1 UC-Misc 2  Assoc Pid#												
						Total		1,511,500	1,511,500							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
REYNOLDS JAMES F--TRS		1200	0050	12-23-2009	U	I	242,000	1	Year	Code	Assessed	Year	Code	Assessed		
BERNARD LOUISE M		094P	0084	08-12-1994	U	I	1	1A	2023	1010	1,144,900	2022	1010	751,600		
JACKSON HIRAM D		00221	0569	03-06-1952			0			1010	271,500	2021	1010	695,700		
													1010	260,600		
						Total		1,416,400	Total		1,038,200	Total		956,300		
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										
0030																
NOTES						APPRAISED VALUE SUMMARY										
						Appraised Bldg. Value (Card) 1,289,800										
						Appraised Xf (B) Value (Bldg) 0										
						Appraised Ob (B) Value (Bldg) 0										
						Appraised Land Value (Bldg) 221,700										
						Special Land Value 0										
						Total Appraised Parcel Value 1,511,500										
						Valuation Method C										
						Total Appraised Parcel Value 1,511,500										
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		
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	
2	1010	SINGL FAM M-0			0 SF	0.00	1.00000	0	1.00		1.000			0	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.48	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	01	Ranch			
Model:	01	Residential			
Grade:	04	Above Ave			
Stories:	1				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
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	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	02	Heat Pump			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	4				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
<b>CONDO DATA</b>					
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			585,731		
Year Built			2011		
Effective Year Built			2017		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			5		
Functional Obsol					
External Obsol					
Trend Factor			1		
Condition					
Condition %					
Percent Good			95		
Cns Sect Rcnd			556,400		
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	880	880	880	517.29	455,212	
CTH	Cath Cing	0	340	17	25.86	8,794	
FBM	Basement, Finished	0	112	50	230.93	25,864	
FOP	Porch, Open, Finished	0	119	24	104.33	12,415	
STP	Stoop	0	16	2	64.66	1,035	
UBM	Basement, Unfinished	0	768	154	103.73	79,662	
Ttl Gross Liv / Lease Area		880	2,235	1,127		582,982	

