

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CIRULLO MICHAEL J-- TRS C/O DANIEL OCONNELL 247 BYRAM SHORE RD								Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA
								RESIDENTL	1090	9,907,700	9,907,700	
GREENWICH CT 06830				SUPPLEMENTAL DATA				RES LND	1090	10,173,400	10,173,400	VISION
				Alt Prcl ID	Restriction							
PLN#/Rec	LC 14668-R	Hist Distrct										
Lot#	37 & 39	Other Note										
Plan Notes	UC-Misc 1											
Plan Notes	UC-Misc 2											
Plan Notes												
GIS ID	M_281109_795319	Assoc Pid#										
								Total	20,081,100	20,081,100		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CIRULLO MICHAEL J-- TRS	0058	0205	02-15-2001	U	I	1	1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
POLLEY PAUL B & CHARI B	0048	0016	01-11-1995	U	V	1,275,000	1J	2023	1090	9,951,200	2022	1090	7,470,900	2021	1090	7,611,300
GIANNO MARK TRS	0046	0293	12-07-1993	U	V	1	1A		1090	9,876,300		1090	9,015,846		1090	8,220,759
GIANNO MARK TRS	0046	0169	09-23-1993	U	V	1	1A								1091	553,300
TUTHILL JOHN W G & NORA M TRS	0020	0410	01-03-1975	U	V	0										
								Total	19,827,500	Total	16,486,746	Total	16,385,359			

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
			Total	0.00				

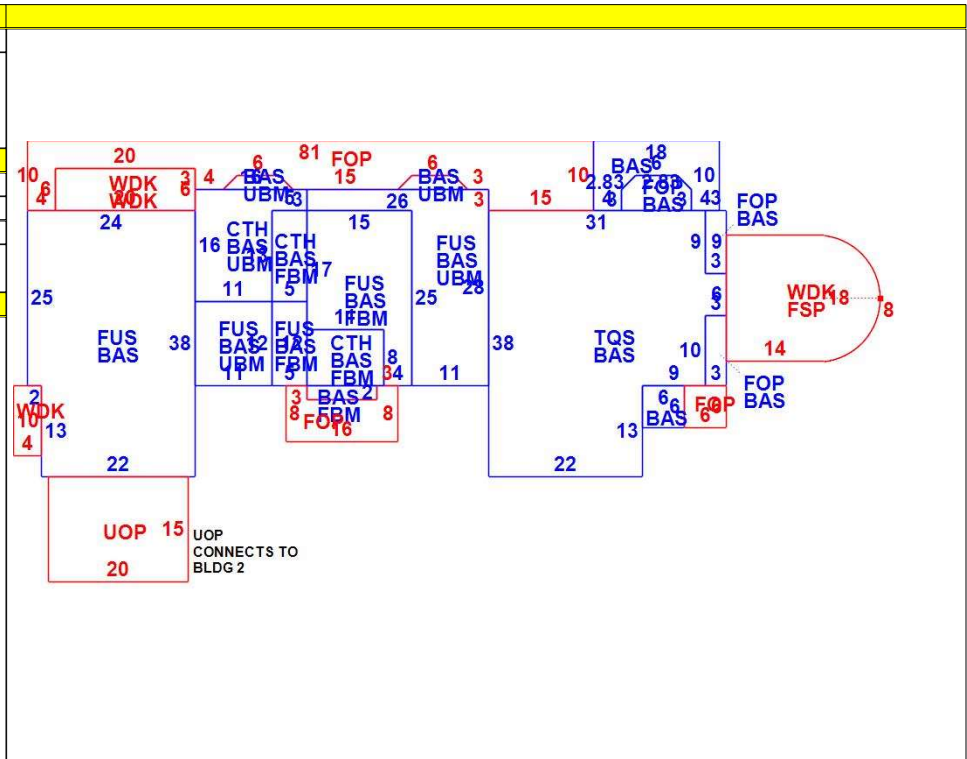
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0070				

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)	9,720,700		
Appraised Xf (B) Value (Bldg)	10,500		
Appraised Ob (B) Value (Bldg)	176,500		
Appraised Land Value (Bldg)	10,173,400		
Special Land Value	0		
Total Appraised Parcel Value	20,081,100		
Valuation Method	C		
Total Appraised Parcel Value	20,081,100		

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
2020-348	12-13-2019	RA		200,000		0		ALTER GARAGE/ GH ADD ST	05-23-2022	DM			11	Field Review
2020-259	11-13-2019	RA		18,000		0		INTERIOR DEMO	03-23-2021	EP			01	Cyclical Reinspection
2019-438	02-01-2019	RA	Res Add/Alter	500,000		0		SFR INTERIOR RENO	01-31-2020	EP			01	Cyclical Reinspection
2019-163	09-28-2018	RA	Res Add/Alter	25,000		0		INTERIOR DEMO	03-29-2019	EP			01	Cyclical Reinspection
2010-163	02-18-2010	RA	Res Add/Alter					ADDITION TO SFR & POOL H	05-23-2017	MM			11	Field Review
2010-121	12-11-2009	RN	Res New Cons					DEMO & BUILD SWIMMING P	11-30-2011	DM			11	Field Review
9981	10-20-1998	NC	New Construct		12-29-1999	30			05-13-2011	EP			00	Measur+Listed

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	1090	MULTI HSES	R60		65,340	SF	6.54	1.00000	7	1.00	0090	4.900	WF	W40	128.18	8,375,500
1	1090	MULTI HSES	R60		2.840	AC	34,000.00	1.00000	0	0.95	0090	4.900	WF-TOPO	W40	633,080	1,797,900
Total Card Land Units					4.34	AC	Parcel Total Land Area					4.34	Total Land Value			10,173,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	11	Estate			
Model	01	Residential			
Grade:	10	Excellent +			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	07	Gambrel			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2	15	Quarry Tile			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	05	5 Bedrooms			
Total Bthrms:	6				
Total Half Baths	1				
Total Xtra Fixtrs	4				
Total Rooms:	10	10 Rooms			
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
CONDO DATA					
Parcel Id		C	Ownr	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			9,073,293		
Year Built			1999		
Effective Year Built			2019		
Depreciation Code			R		
Remodel Rating					
Year Remodeled			2018		
Depreciation %			3		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			97		
Cns Sect Rcnld			8,801,100		
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					



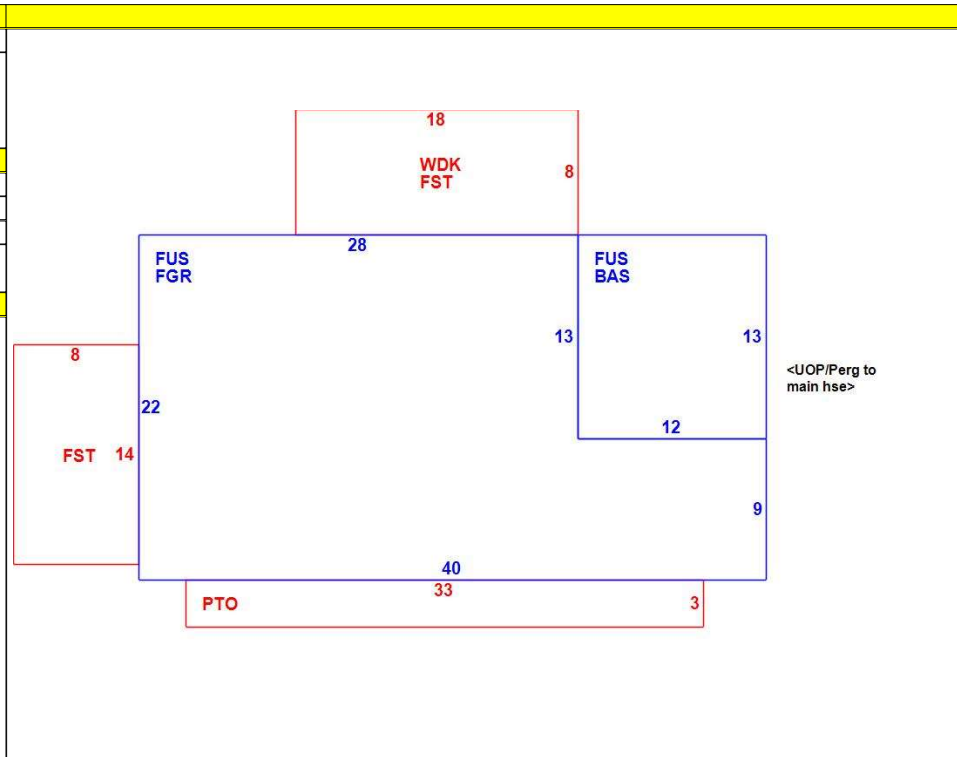
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FPL4	FPL MSNRY 2	B	2	5000.00	2013		97		0.00	9,700
FPO	EXTRA FPL O	B	1	800.00	2013		97		0.00	800
PAT2	PATIO-GOOD	L	1,640	7.00	2004		100		0.00	11,500
ODP	OUTDOOR PL	L	2	700.00	2007		100		0.00	1,400
SPL3	INGR GUNITE	L	960	100.00	2010		100		0.00	96,000
SPA2	SPA INGR NO	L	1	5000.00	2010		100		0.00	5,000
PVL1	PAVILION AVE	L	360	150.00	2010		100		0.00	54,000
PERG	PERGOLA	L	216	40.00			100		0.00	8,600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	3,466	3,466	3,466	1,339.66	4,643,262
CTH	Cath Cing	0	344	17	66.20	22,774
FBM	Basement, Finished	0	520	234	602.85	313,480
FOP	Porch, Open, Finished	0	779	156	268.28	208,987
FSP	Porch, Screen, Finished	0	362	91	336.77	121,909
FUS	Upper Story, Finished	1,718	1,718	1,718	1,339.66	2,301,536
TQS	Three Quarter Story	809	1,079	809	1,004.43	1,083,785
UBM	Basement, Unfinished	0	708	142	268.69	190,232
UOP	Porch, Open, Unfinished	0	300	30	133.97	40,190
WDK	Deck Wood	0	642	64	133.55	85,738
Ttl Gross Liv / Lease Area		5,993	9,918	6,727		9,011,893



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CIRULLO MICHAEL J-- TRS C/O DANIEL OCONNELL 247 BYRAM SHORE RD								Description	Code	Appraised	Assessed						
GREENWICH CT 06830				SUPPLEMENTAL DATA			RESIDENTL	1090	9,907,700	9,907,700	VISION						
Alt Prcl ID PLN#/Rec LC 14668-R Lot# 37 & 39 Plan Notes Plan Notes Plan Notes GIS ID M_281109_795319				Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#			RES LND	1090	10,173,400	10,173,400							
								Total		20,081,100	20,081,100						
RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
CIRULLO MICHAEL J-- TRS				0058	0205	02-15-2001	U	I	1	1B	Year	Code	Assessed	Year	Code	Assessed	
POLLEY PAUL B & CHARI B				0048	0016	01-11-1995	U	V	1,275,000	1J	2023	1090	9,951,200	2022	1090	7,470,900	
GIANNO MARK TRS				0046	0293	12-07-1993	U	V	1	1A		1090	9,876,300		1090	9,015,846	
GIANNO MARK TRS				0046	0169	09-23-1993	U	V	1	1A					1091	553,300	
TUTHILL JOHN W G & NORA M TRS				0020	0410	01-03-1975	U	V	0		Total		19,827,500	Total		16,486,746	
		Total				Total				Total				Total		16,385,359	
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									
0070																	
NOTES										APPRAISED VALUE SUMMARY							
GUESTHSE										Appraised Bldg. Value (Card)						9,720,700	
										Appraised Xf (B) Value (Bldg)						10,500	
										Appraised Ob (B) Value (Bldg)						176,500	
										Appraised Land Value (Bldg)						10,173,400	
										Special Land Value						0	
										Total Appraised Parcel Value						20,081,100	
										Valuation Method						C	
										Total Appraised Parcel Value						20,081,100	
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	1090	MULTI HSES	R60		0 SF	64.18	1.00000	7	1.00	0090	4.900			314.48	0		
Total Card Land Units					0.00	AC	Parcel Total Land Area					4.34	Total Land Value			0	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model	01	Residential			
Grade:	06	Good			
Stories:	1				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	07	Gambrel			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2					
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	01	None			
Total Bedrooms	02	2 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	3	3 Rooms			
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
			CONDO DATA		
			Parcel Id	C	Owne 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		
			Condo Unit		
			COST / MARKET VALUATION		
			Building Value New		967,978
			Year Built		1999
			Effective Year Built		2017
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		5
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		95
			Cns Sect Rcnd		919,600
			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	156	156	156	650.19	101,429
FGR	Garage	0	724	290	260.43	188,555
FST	Utility, Finished	0	256	128	325.09	83,224
FUS	Upper Story, Finished	880	880	880	650.19	572,165
PTO	Patio	0	99	10	65.68	6,502
WDK	Deck, Wood	0	144	14	63.21	9,103
Ttl Gross Liv / Lease Area		1,036	2,259	1,478		960,978

