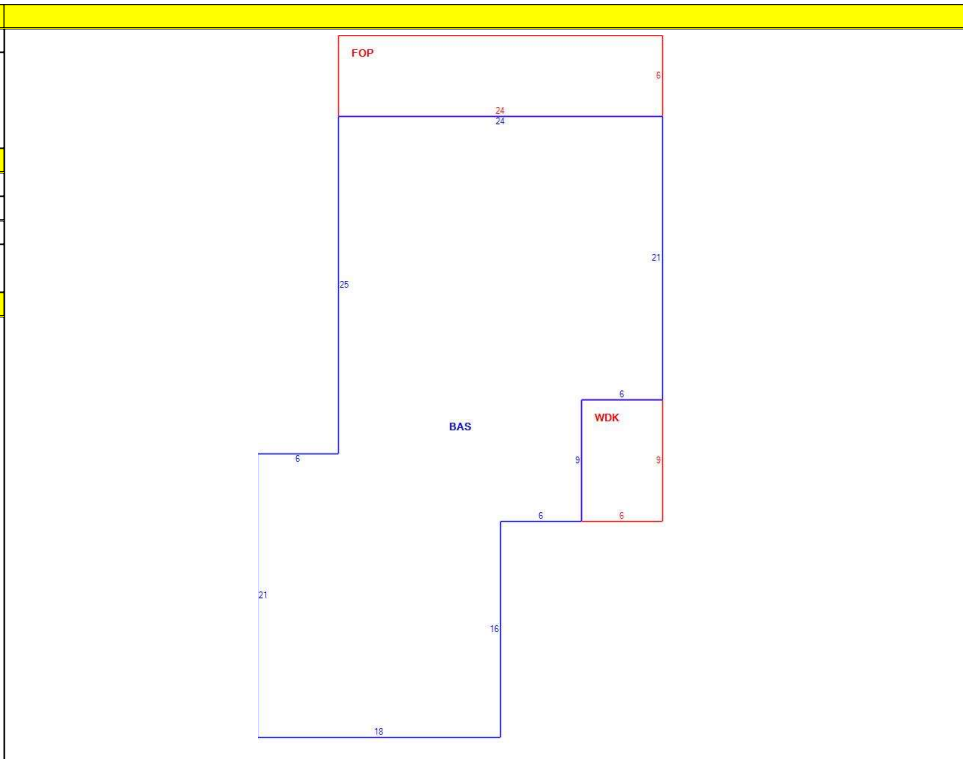


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA					
PASTORE JOSPEH 1645 FALMOUTH RD CENTERVILLE MA 02632						Description	Code	Appraised	Assessed						
						RESIDENTL	1090	746,000	746,000	VISION					
						RES LND	1090	2,257,500	2,257,500						
SUPPLEMENTAL DATA															
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_281139_794904						Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#									
						Total		3,003,500	3,003,500						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
DUBIN RICHARD S--TRS		1651 0539	03-31-2023	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
PASTORE JOSEPH		1646 0562	01-17-2023	U	I	1	1A	2023	1090	692,600	2022	1090	527,900		
PASTORE JOSPEH		1604 665	11-22-2021	Q	I	2,700,000	00		1090	2,276,300		1090	3,426,788		
TRAPPS POND REAL ESTATE LLC		0919 0427	01-06-2003	U	I	1	1A				2021	1090	539,900		
HAMILTON GEORGE H		0231 0573	11-05-1956			0						1090	3,006,089		
						Total		2,968,900	Total	3,954,688	Total		3,545,989		
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									
0060															
NOTES															
POND FRONT TRAPPS POND OAKDALE 5/2017 INSP INT #2 ONLY															
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	
2023-348	01-23-2023	RN	Res New Cons			0		DEMO/ BUILD SFR	05-23-2022	DM			11	Field Review	
2023-266	01-20-2023	RN	Res New Cons			0		BUILD SPL	05-13-2022	SF			11	Field Review	
2022-633	04-18-2022	RA	Res Add/Alter			0		RENO GUEST HOUSE	08-18-2021	EH			01	Cyclical Reinspection	
									05-30-2017	MM			11	Field Review	
									11-30-2011	DM			11	Field Review	
									10-13-2005	EP			51	Cyclical Reinspection	
									09-07-2000	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	1090	MULTI HSES	R60		65,340 SF	6.54	1.00000	6	1.00	0060	2.600	WF	W20	34.01	2,222,100
1	1090	MULTI HSES	R60		0.400 AC	34,000.00	1.00000	0	0.50	0060	2.600	WF	W20	88,400	35,400
Total Card Land Units					1.90 AC	Parcel Total Land Area					1.90	Total Land Value			2,257,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	01	Ranch			
Model	01	Residential			
Grade:	03	Average			
Stories:	1	1 Story			
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	06	Cust Wd Panel			
Interior Wall 2					
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2					
Heat Fuel	01	Coal or Wood			
Heat Type:	01	None			
AC Type:	01	None			
Total Bedrooms	02	2 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	5				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
			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		395,383			
Year Built		1958			
Effective Year Built		1997			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		25			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		75			
Cns Sect Rcnd		296,500			
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
FPL1	FPL MSNRY 1	B	1	3000.00	1991		75		0.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	984	984	984	383.48	377,344
FOP	Porch, Open, Finished	0	144	29	77.23	11,121
WDK	Deck, Wood	0	54	5	35.51	1,917
Ttl Gross Liv / Lease Area		984	1,182	1,018		390,382



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA VISION								
PASTORE JOSPEH 1645 FALMOUTH RD CENTERVILLE MA 02632						Description	Code	Appraised	Assessed									
						RESIDENTL	1090	746,000	746,000									
						RES LND	1090	2,257,500	2,257,500									
SUPPLEMENTAL DATA						Total		3,003,500	3,003,500									
Alt Prcl ID		PLN#/Rec		Restriction														
Lot#		Plan Notes		Hist Distrct														
Plan Notes		Plan Notes		Other Note														
Plan Notes		GIS ID M_281139_794904		UC-Misc 1														
				UC-Misc 2														
				Assoc Pid#														
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
DUBIN RICHARD S--TRS	1651	0539	03-31-2023	U	I		1	1A	Year	Code	Assessed	Year	Code	Assessed				
PASTORE JOSEPH	1646	0562	01-17-2023	U	I		1	1A	2023	1090	692,600	2022	1090	527,900				
PASTORE JOSPEH	1604	665	11-22-2021	Q	I	2,700,000	00			1090	2,276,300		1090	3,426,788				
TRAPPS POND REAL ESTATE LLC	0919	0427	01-06-2003	U	I		1	1A										
HAMILTON GEORGE H	0231	0573	11-05-1956				0											
Total									2,968,900		Total		3,954,688		Total		3,545,989	
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)		739,400				
0060											Appraised Xf (B) Value (Bldg)		4,600					
										Appraised Ob (B) Value (Bldg)		2,000						
										Appraised Land Value (Bldg)		2,257,500						
										Special Land Value		0						
										Total Appraised Parcel Value		3,003,500						
										Valuation Method		C						
										Total Appraised Parcel Value		3,003,500						
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	1090	MULTI HSES	R60		0 SF	57.18	1.00000	5	1.00	0060	2.600				148.67	0		
Total Card Land Units					0.00	AC	Parcel Total Land Area			1.90	Total Land Value					0		

