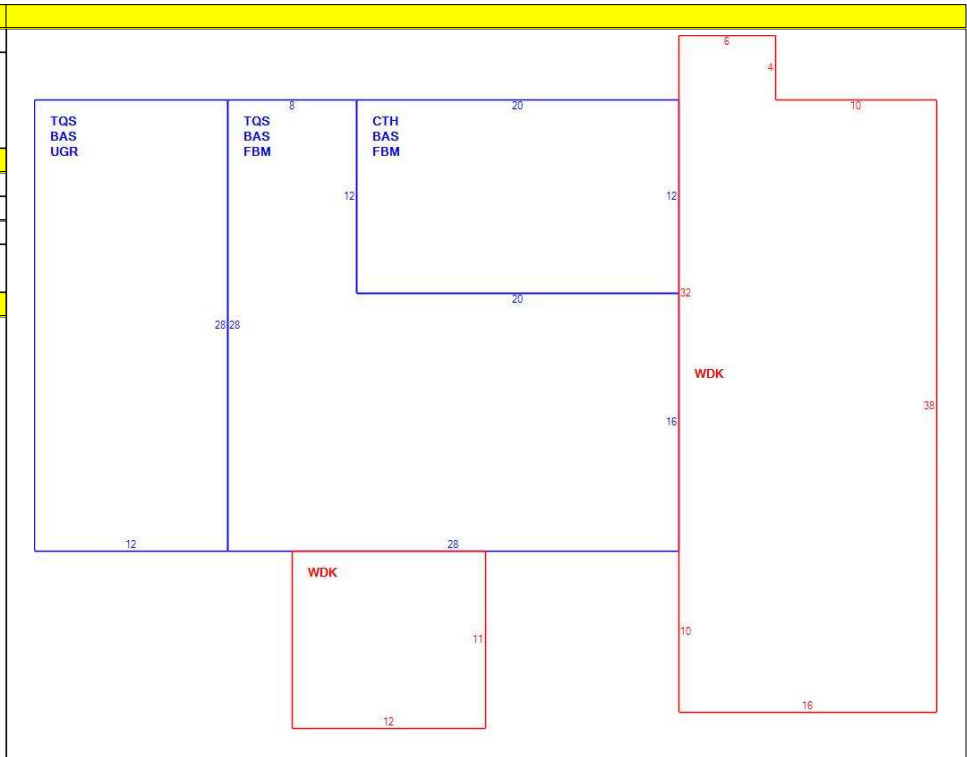


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA								
RIORDAN JAMES M & SOYKA LESLIE A 121 MADISON RD  NORTHBOROUGH MA 01532			2 Public Water			Description	Code	Appraised	Assessed									
						RESIDENTL	1010	631,100	631,100	<b>VISION</b>								
						RES LND	1010	280,000	280,000									
<b>SUPPLEMENTAL DATA</b>																		
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279784_795002				Restriction Hist District Other Note UC-Misc 1 UC-Misc 2  Assoc Pid#														
						Total		911,100	911,100									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
RIORDAN JAMES M & DEUTSCHE BANK NATIONAL TRUST CO TR		1207 1194	0476 0360	03-31-2010 10-19-2009	U U	I I	425,000 441,906	1S 1L	Year	Code	Assessed	Year	Code	Assessed				
FORBES CHRISTOPHER J DOLD CHRISTOPHER R LABBE JEFFREY S		1005 0992 0768	0274 0453 0065	06-18-2004 03-19-2004 06-10-1999	U Q Q	I I V	849,000 512,500 25,000	1 00 00	2023	1010 1010	642,800 254,000	2022	1010 1010	479,400 241,300				
		Total						Total		896,800	Total		720,700	Total		698,700		
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										<b>APPRAISED VALUE SUMMARY</b>								
Nbhd	Nbhd Name		B		Tracing		Batch			Appraised Bldg. Value (Card)					625,900			
0030										Appraised Xf (B) Value (Bldg)					4,500			
										Appraised Ob (B) Value (Bldg)					700			
										Appraised Land Value (Bldg)					280,000			
										Special Land Value					0			
										Total Appraised Parcel Value					911,100			
										Valuation Method					C			
										Total Appraised Parcel Value					911,100			
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		
										09-06-2022	EH		6	01	Cyclical Reinspection			
										05-23-2022	DM			11	Field Review			
										05-25-2017	AU			11	Field Review			
										11-30-2011	RK			11	Field Review			
										11-23-2009	EP			01	Cyclical Reinspection			
										11-09-2005	EP			51	Cyclical Reinspection			
										03-06-2003	WP			05	Measur/Review/New Const			
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		6,360 SF	41.93	1.00000	3	1.00	0040	1.050					44.03	280,000	
Total Card Land Units					0.15	AC	Parcel Total Land Area					0.15	Total Land Value					280,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	04	Above Ave			
Stories:	2	2 Stories			
Occupancy					
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	15	Quarry Tile			
Heat Fuel	03	Gas			
Heat Type:	03	Hot Air-no Duc			
AC Type:	01	None			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	5				
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		695,483			
Year Built		2000			
Effective Year Built		2012			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		10			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		90			
Cns Sect Rcnd		625,900			
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	1	5000.00	2006		90		0.00	4,500
ODP	OUTDOOR PL	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	1,120	1,120	1,120	295.97	331,482	
CTH	Cath Cing	0	240	12	14.80	3,552	
FBM	Basement, Finished	0	784	353	133.26	104,476	
TQS	Three Quarter Story	660	880	660	221.97	195,338	
UGR	Garage, Unfinished	0	336	101	88.97	29,893	
WDK	Deck, Wood	0	764	76	29.44	22,493	
Ttl Gross Liv / Lease Area		1,780	4,124	2,322		687,234	

