

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
HAYES JOHN & HAYES JENNIFER 107WOODS LANE					3 Public Sewer	9 Town Street		Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA
						1 Paved		RESIDENTL	1010	1,499,100	1,499,100	
MCNANDS NY 12204				SUPPLEMENTAL DATA				RES LND	1010	540,800	540,800	VISION
				Alt Prcl ID	PLN#/Rec	PB16 PG37 8/8/08	Restriction	Hist Distrct	Other Note	Total		
				Lot#	2	UC-Misc 1						
				Plan Notes	REF CF770 LTS 2&3	UC-Misc 2						
				Plan Notes	2008 PLAN=REDIVISION	Assoc Pid#						
				GIS ID	M_281451_794082							

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HAYES JOHN & DAULA GARY A 53 PINEHURST ROAD LLC				1473	0352	08-15-2018	Q	I	1,680,000	00	Year	Code	Assessed	Year	Code	Assessed			
				1411	0001	07-25-2016	U	V	370,000	1P	2023	1010	1,542,300	2022	1010	1,163,000	2021	1010	1,163,000
GOSELIN RAYMOND J & LINDA E KROEHNKE GEORGIA H				1160	1033	10-03-2008	U	I	1	1A		1010	557,900		1010	557,900			
				1157	0721	08-08-2008	U	I	900,000	1V									
				00415	0420	05-29-1984	U	V	160,000	1	Total		2,100,200	Total		1,720,900	Total		1,644,200

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0050				

NOTES			
2008 SOLD WITH 20A-81			

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
2022-754	05-25-2022	RA	Res Add/Alter			0		FINISH BASEMENT	04-25-2023	EH			01	Cyclical Reinspection
183-2017	08-13-2018	CO	CO ISSUED			0		SFR W/ GARAGE	05-20-2022	DM			11	Field Review
2017-183	10-18-2016	RN	Res New Cons	400,000		0		SFR 3290 SF GAR309 SF FIN	03-05-2019	EP			01	Cyclical Reinspection
2009-35	09-12-2008	RN	Res New Cons					NEW SFR	11-28-2018	EP			01	Cyclical Reinspection
									05-02-2018	EP			01	Cyclical Reinspection
									05-17-2017	MM			11	Field Review
									03-21-2017	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	1010	SINGL FAM M-0	BII		10,052	SF	29.89	1.00000	4	1.00	0050	1.800			53.8	540,800
Total Card Land Units					0.23	AC	Parcel Total Land Area					0.23	Total Land Value			540,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	07	Very Good			
Stories:	2.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	04	4 Bedrooms			
Total Bthrms:	4				
Total Half Baths	2				
Total Xtra Fixtrs	1				
Total Rooms:	8				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
CONDO DATA					
Parcel Id		C		Owne	0.0
				B	S
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New		1,526,973			
Year Built		2016			
Effective Year Built		2020			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		2			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		98			
Cns Sect Rcnd		1,496,400			
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
FPL5	GAS VENTED	B	1	2000.00	2016		98		0.00	2,000
ODS	OUTDOOR S	L	1	700.00	2018		100		0.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,224	1,224	1,224	395.75	484,393
CTH	Cath Cing	0	509	25	19.44	9,894
EAF	Attic, Expansion, Finished	186	531	186	138.62	73,609
FBM	Basement, Finished	0	960	432	178.09	170,962
FGR	Garage	0	312	125	158.55	49,468
FOP	Porch, Open, Finished	0	24	5	82.45	1,979
FUS	Upper Story, Finished	1,680	1,680	1,680	395.75	664,853
UBM	Basement, Unfinished	0	248	50	79.79	19,787
WDK	Deck, Wood	0	504	50	39.26	19,787
Ttl Gross Liv / Lease Area		3,090	5,992	3,777		1,494,732

