

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
RANKOW NORMAN N & MARGARET			2 Public Water			Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA VISION
			3 Public Sewer			RESIDENTL	0130	585,670	585,670	
BOX 1276		SUPPLEMENTAL DATA				RES LND	0130	270,390	270,390	
		Alt Prcl ID	Restriction		COMMERCL	0310	1,195,530	1,195,530		
EDGARTOWN	MA	02539	PLN#/Rec	Hist Distrct	COMM LND	0310	458,710	458,710		
			Lot#	Other Note						
			Plan Notes	UC-Misc 1						
			Plan Notes	UC-Misc 2						
			Plan Notes							
			GIS ID	M_281525_794083	Assoc Pid#					
					Total		2,510,300	2,510,300		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
RANKOW NORMAN N & MARGARET J TRS		0505	0470	08-01-1988	Q	I	0	00	Year	Code	Assessed	Year	Code	Assessed
GOULART GEORGE N & RITAM		0505	0470	08-01-1988	U	I	385,000	00	2023	0130	592,970	2022	0130	486,470
										0130	251,050		0130	242,910
										0310	1,195,530		0310	904,330
										0310	425,950		0310	412,090
									Total		2,465,500	Total		2,045,800
									Total		1,571,400	Total		1,571,400

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised Bldg. Value (Card) 1,761,200			
Total			0.00					Appraised Xf (B) Value (Bldg) 2,100				

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
UPM1			Batch

NOTES			
UPPER FLRS=APTS: (1) 2BR + (1) 1 BR APTS		F = LO/SO	
DORMER REAR 50%; IVG		*20,300 TOTAL SF LOT*	
CHINA HOUSE REST.			
1ST FL PAINT STORE (EDGTWN. PAINT)		MUCH NEWER ADDNS	
WDK = OUTDOOR SEATING		3BDRMS 2 BATHS	
		Total Appraised Parcel Value 2,510,300	

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
2019-199	10-16-2018	RA	Res Add/Alter	25,000		100		REPLACE KITCHEN, REMOD	04-27-2017	DT			11	Field Review
2018-478	04-06-2018	CA	Comm Add/Alte	20,000		100		ROOFING	12-15-2014	EP			01	Cyclical Reinspection
2017-203	10-31-2016	CA	Comm Add/Alte	20,000		100		RESHINGLE & REPAIR TRIM	06-23-2014	DT			11	Field Review
									12-01-2011	JD			11	Field Review
									03-21-2011	DT			11	Field Review
									12-02-2008	EP			11	Field Review
									04-24-2007	DT			11	Field Review

LAND LINE VALUATION SECTION																
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value	
1	0326	REST/CLUBS	B11		18,245 SF	128.28	1.00000	0	1.00	UPM1	0.280			0	35.92	655,300
Total Card Land Units					0.42	AC	Parcel Total Land Area: 0.47					Total Land Value		729,100		

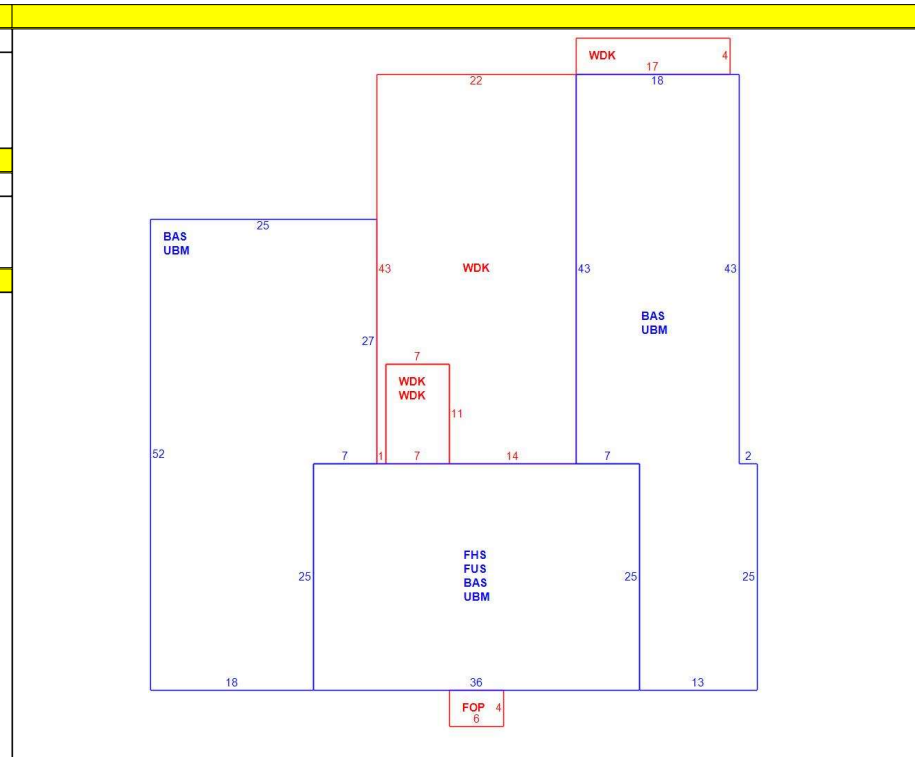
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	80	Apt/Store			
Model	94	Commercial			
Grade	04	Above Ave			
Stories:	2.5				
Occupancy	4.00				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Floor 1	05	Vinyl/Asphalt			
Interior Floor 2	14	Carpet			
Heating Fuel	02	Oil			
Heating Type	05	Hot Water			
AC Type	02	Heat Pump			
Bldg Use	0326	REST/CLUBS			
Total Rooms					
Total Bedrms	00				
Total Baths	0				
Heat/AC	00	NONE			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	06	CEIL & WALLS			
Rooms/Prtns	03	ABOVE AVERAGE			
Wall Height	8.00				
% Conn Wall	0.00				
1st Floor Use:	0326				

MIXED USE		
Code	Description	Percentage
0326	REST/CLUBS	70
0105	THREE FAM	30
		0

COST / MARKET VALUATION	
RCN	2,411,257
Year Built	1920
Effective Year Built	1997
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	25
Functional Obsol	5
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	70
Cns Sect Rcnld	1,687,900
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

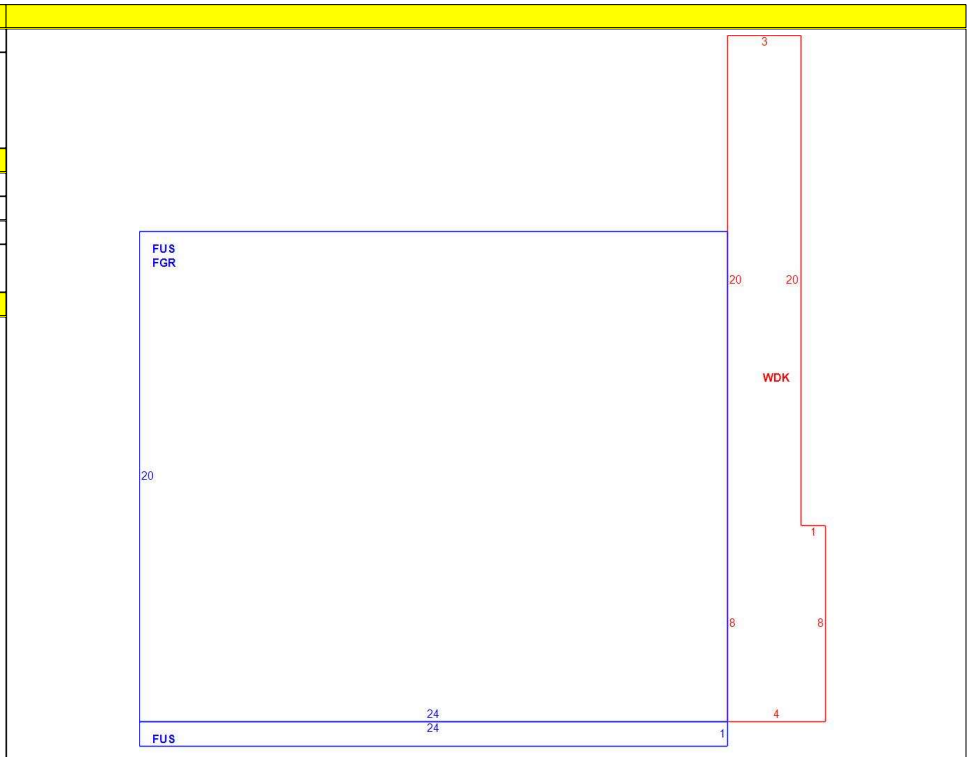
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
FPL1	FPL MSNRY 1S	B	1	3000.00	1991		70		0.00	2,100
PAV1	PAVING-ASPH	L	8,500	2.50	1997		70		0.00	14,900
LT1	LIGHTS-IN W/P	L	1	1000.00	1997		70		0.00	700
PAT2	PATIO-GOOD	L	384	7.00	1997		70		0.00	1,900
SGN2	DOUBLE SIDE	L	8	50.00	1920		50		0.00	200
SGN2	DOUBLE SIDE	L	8	50.00	1920		50		0.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	3,124	3,124	3,124	446.20	1,393,924	
FHS	Half Story, Finished	630	900	630	312.34	281,105	
FOP	Porch, Open, Finished	0	24	6	111.55	2,677	
FUS	Upper Story, Finished	900	900	855	423.89	381,500	
UBM	Basement, Unfinished	0	3,124	625	89.27	278,874	
WDK	Deck, Wood	0	1,091	164	67.07	73,177	
Ttl Gross Liv / Lease Area		4,654	9,163	5,404		2,411,257	



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA VISION						
RANKOW NORMAN N & MARGARET BOX 1276 EDGARTOWN MA 02539			2 Public Water			Description	Code	Appraised	Assessed							
			3 Public Sewer			RESIDENTL	0130	585,670	585,670							
SUPPLEMENTAL DATA						RES LND	0130	270,390	270,390							
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_281525_794083				Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#		COMMERCL	0310	1,195,530	1,195,530							
						COMM LND	0310	458,710	458,710							
						Total		2,510,300	2,510,300							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
RANKOW NORMAN N & MARGARET J TRS		0505 0470	08-01-1988	Q	I	0	00	Year	Code	Assessed	Year	Code	Assessed			
GOULART GEORGE N & RITAM		0505 0470	08-01-1988	U	I	385,000	00	2023	0130	592,970	2022	0130	486,470			
									0130	251,050		0130	242,910			
									0310	1,195,530		0310	904,330			
									0310	425,950		0310	412,090			
								Total		2,465,500	Total		2,045,800			
								Total			Total		1,571,400			
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																
Nbhd		Nbhd Name		B		Tracing		Batch								
UPM1																
NOTES																
TOTAL REHAB LOCATED @ REAR THE 1 BR USED AS AN OFFICE																
BUILDING PERMIT RECORD																
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	VISIT / CHANGE HISTORY							
									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	0101	SINGL FAM M-0	B11		2,055 SF	128.28	1.00000	0	1.00	UPM1	0.280			35.92	73,800	
Total Card Land Units					0.05 AC	Parcel Total Land Area					0.47	Total Land Value				73,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	10	Standard Basic			
Model	01	Residential			
Grade:	03	Average			
Stories:	2	2 Stories			
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	06	Cust Wd Panel			
Interior Flr 1	14	Carpet			
Interior Flr 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type:	05	Hot Water			
AC Type:	02	Heat Pump			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
Bath Style:					
Kitchen Style:					
			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			81,399		
Year Built			1970		
Effective Year Built			2012		
Depreciation Code			VG		
Remodel Rating					
Year Remodeled					
Depreciation %			10		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			90		
Cns Sect Rcnld			73,300		
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	
FGR	Garage	0	480	192	46.18	22,168	
FUS	Upper Story, Finished	504	504	504	115.46	58,192	
WDK	Deck, Wood	0	92	9	11.29	1,039	
Ttl Gross Liv / Lease Area		504	1,076	705		81,399	

