

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
FEAREY LLC 1043 TREMONT ST DUXBURY MA 02332				2	Public Water	9	Town Street	Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA
						1	Paved	RESIDENTL	1010	1,943,200	1,943,200	
SUPPLEMENTAL DATA								RES LND	1010	1,607,200	1,607,200	VISION
Alt Prcl ID				Restriction				Total		3,550,400	3,550,400	
PLN#/Rec				Hist Distrct								
Lot#				Other Note								
Plan Notes				UC-Misc 1								
Plan Notes				UC-Misc 2								
Plan Notes				Assoc Pid#								
GIS ID				M_282304_794465								

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
FEAREY LLC							1280	1061	05-24-2012	U	I		1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FEAREY MORTON L II & PETER S & FEAREY MORTON L II							0646	0764	12-28-1994	U	I		1	1A	2023	1010	1,878,100	2022	1010	1,204,600	2021	1010	1,335,000
FEAREY MARY S MORTON L							00375	0119	07-08-1980	U	V		1	1A		1010	1,554,900		1010	1,513,803		1010	1,525,754
							00371	0149	12-01-1979				0										
							Total						3,433,000		Total		2,718,403		Total		2,860,754		

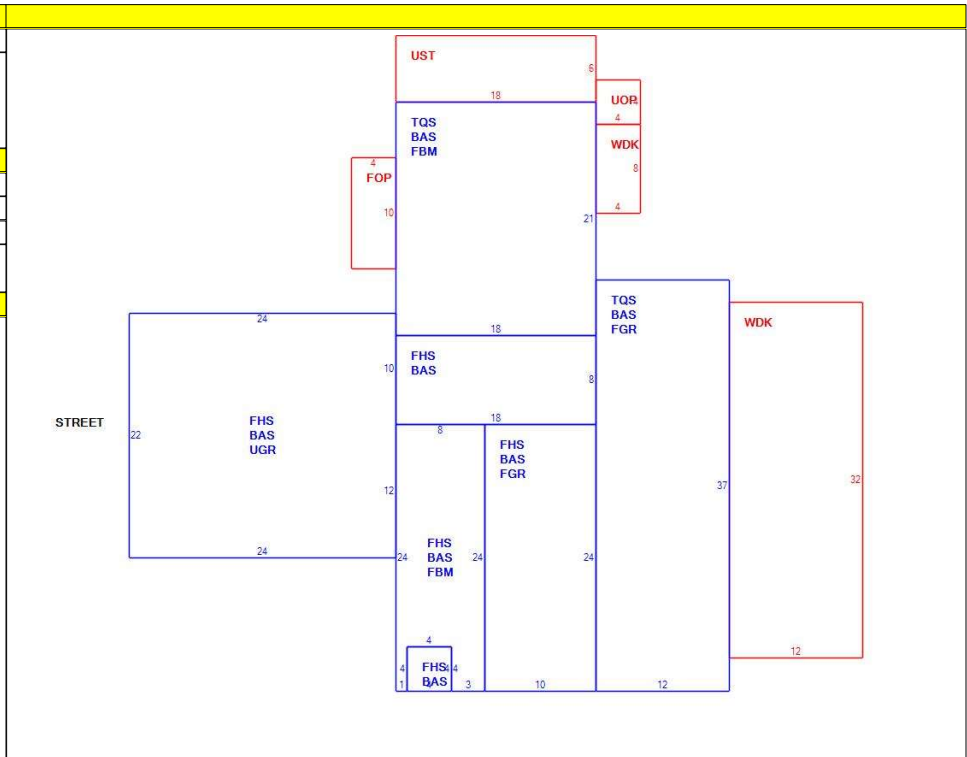
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int												
Total			0.00																	

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch							
0080					Appraised Bldg. Value (Card) 1,938,300						
					Appraised Xf (B) Value (Bldg) 3,400						
					Appraised Ob (B) Value (Bldg) 1,500						
					Appraised Land Value (Bldg) 1,607,200						
					Special Land Value 0						
					Total Appraised Parcel Value 3,550,400						
					Valuation Method C						
					Total Appraised Parcel Value 3,550,400						

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	
2006:196	02-06-2006	RA	Res Add/Alter					ADDITION	09-07-2022	EH		6	01	Cyclical Reinspection	
2002:303	01-01-2002	AD	SHED		01-22-2003	100	01-01-2003		05-18-2017	MM			11	Field Review	
									06-17-2014	MM			11	Field Review	
									11-18-2011	MM			11	Field Review	
									04-12-2007	EP			12	Bldg Permit/Measur/New C	
									01-11-2007	WP			50	UC Status Inspection	
									03-10-2003	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		21,780	SF	14.57	1.00000	8	1.00	0080	3.850	VIEW	V12	70.11	1,527,000
1	1010	SINGL FAM M-0	R20		0.490	AC	34,000.00	1.00000	0	1.00	0080	3.850	VIEW	V12	163,625	80,200
Total Card Land Units					0.99	AC	Parcel Total Land Area					0.99	Total Land Value			1,607,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model:	01	Residential			
Grade:	06	Good			
Stories:	2				
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:	05	Drywall/Sheet			
Interior Wall 2:					
Interior Flr 1:	09	Pine/Soft Wood			
Interior Flr 2:					
Heat Fuel:	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms:	05	5 Bedrooms			
Total Bthrms:	5				
Total Half Baths:	1				
Total Xtra Fixtrs:					
Total Rooms:	6	6 Rooms			
Bath Style:	03	Modern			
Kitchen Style:	02	Modern			
CONDO DATA					
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			2,280,346		
Year Built			1983		
Effective Year Built			2007		
Depreciation Code			A		
Remodel Rating					
Year Remodeled			15		
Depreciation %			0		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %			85		
Percent Good			1,938,300		
Cns Sect Rcnd					
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
FPL3	FPL MSNRY 2	B	1	4000.00	2001		85		0.00	3,400
SHD1	SHED FRAME	L	192	16.00	2002		50		0.00	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,926	1,926	1,926	580.05	1,117,172
FBM	Basement, Finished	0	554	249	260.71	144,432
FGR	Garage	0	684	274	232.36	158,933
FHS	Half Story, Finished	552	1,104	552	290.02	320,186
FOP	Porch, Open, Finished	0	40	8	116.01	4,640
TQS	Three Quarter Story	617	822	617	435.39	357,890
UGR	Garage, Unfinished	0	528	158	173.57	91,648
UOP	Porch, Open, Unfinished	0	16	2	72.51	1,160
UST	Utility, Storage, Unfinished	0	108	49	263.17	28,422
WDK	Deck Wood	0	416	42	58.56	24,362
Ttl Gross Liv / Lease Area		3,095	6,198	3,877		2,248,845

