

Property Location 15 ANGEVIN'S LN  
 Vision ID 1985

Account #

Map ID 20/B 70/ 4/ /

Bldg # 1

Bldg Name  
 Sec # 1 of 1

Card # 1 of 2

State Use 1090  
 Print Date 12/28/2023 6:57:23 P

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA  <b>VISION</b>				
MARSHMAN GEORGE M & SIDNEY B				2 Public Water			Description	Code	Appraised	Assessed		RESIDENTL RES LND	1090 1090	5,592,000 3,493,000	5,592,000 3,493,000
				3 Public Sewer											
17 RAIDERS LN			SUPPLEMENTAL DATA												
DARIEN CT 06820			Alt Prcl ID	Restriction											
			PLN#/Rec CF 494 ANGEVIN	Hist Distrct											
			Lot# 4	Other Note											
			Plan Notes	UC-Misc 1											
			Plan Notes	UC-Misc 2											
			Plan Notes												
			GIS ID M_282679_794360	Assoc Pid#											
							Total		9,085,000	9,085,000					

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARSHMAN GEORGE M & SIDNEY B	1344	0813	03-28-2014	U	I	3,900,000	1	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
RENTSCHLER PETER F &	1344	0809	03-28-2014	U	I		1A	2023	1090	5,438,700	2022	1090	3,634,000	2021	1090	3,943,100
RENTSCHLER PETER F &	1301	1035	12-19-2012	U	I		1A		1090	3,557,200		1090	3,758,757		1090	3,155,088
THOMPSON SYLVIA ANGEVIN &	1077	0623	03-31-2006	U	I		1A									
THOMPSON SYLVIA ANGEVIN &	1067	0144	12-22-2005	U	I		1A									
								Total		8,995,900	Total		7,392,757	Total		7,098,188

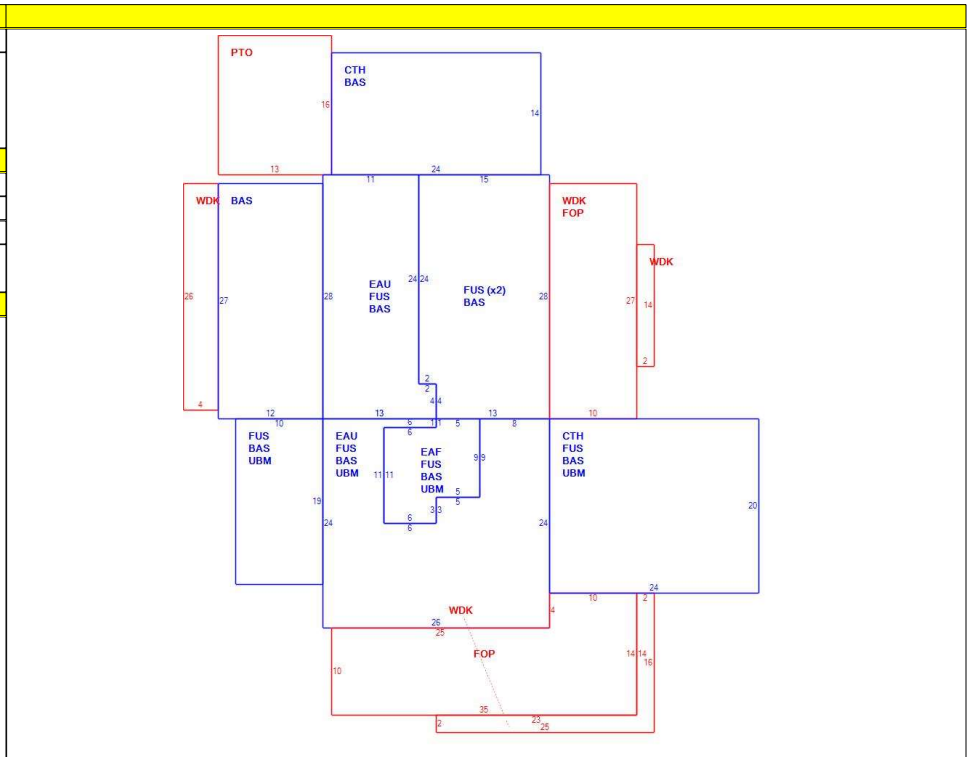
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
Total			0.00													

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY										
Nbhd	Nbhd Name		B	Tracing		Batch										
0080																
NOTES												Appraised Bldg. Value (Card)				5,588,100
												Appraised Xf (B) Value (Bldg)				3,900
												Appraised Ob (B) Value (Bldg)				0
												Appraised Land Value (Bldg)				3,493,000
												Special Land Value				0
												Total Appraised Parcel Value				9,085,000
												Valuation Method				C
												Total Appraised Parcel Value				9,085,000

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		
162-2015	05-10-2017	CO	CO ISSUED			0		SFR	06-06-2022	LS			11	Field Review		
147-2015	05-10-2017	CO	CO ISSUED			0		GARAGE/GH	08-16-2017	EP			01	Cyclical Reinspection		
2015-162	10-24-2014	RN	Res New Cons	2,500,000		0		REPLACE SFR 4494 SF	05-22-2017	MM			11	Field Review		
2015-147	10-22-2014	RN	Res New Cons	400,000		0		GAR/GUEST HSE 900 SF	09-22-2016	EP			00	Measur+Listed		
									04-28-2015	EP			00	Measur+Listed		
									01-21-2015	EP			50	UC Status Inspection		
									10-30-2014	EP			01	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	R20		21,780	SF 14.57	1.00000	8	1.00	0100	6.000	VIEW	V17	153	3,332,300	
1	1090	MULTI HSES	R20		0.450	AC 34,000.00	1.00000	0	1.00	0100	6.000	VIEW	V17	357,000	160,700	
Total Card Land Units					0.95	AC	Parcel Total Land Area					0.95	Total Land Value			3,493,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model	01	Residential			
Grade:	08	Excellent			
Stories:	2.25				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	06	6 Bedrooms			
Total Bthrms:	5				
Total Half Baths	1				
Total Xtra Fixtrs	2				
Total Rooms:	9				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
<b>CONDO DATA</b>					
Parcel Id		C	Ownr	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			4,572,978		
Year Built			2015		
Effective Year Built			2019		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			3		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			97		
Cns Sect Rcnld			4,435,800		
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	2016		97		0.00	3,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,682	2,682	2,682	773.19	2,073,696
CTH	Cath Cing	0	816	41	38.85	31,701
EAF	Attic, Expansion, Finished	39	111	39	271.66	30,154
EAU	Attic, Expansion, Unfinished	0	829	207	193.06	160,050
FOP	Porch, Open, Finished	0	660	132	154.64	102,061
FUS	Upper Story, Finished	2,434	2,434	2,434	773.19	1,881,944
PTO	Patio	0	208	21	78.06	16,237
UBM	Basement, Unfinished	0	1,294	259	154.76	200,256
WDK	Deck, Wood	0	480	48	77.32	37,113
Ttl Gross Liv / Lease Area		5,155	9,514	5,863		4,533,212

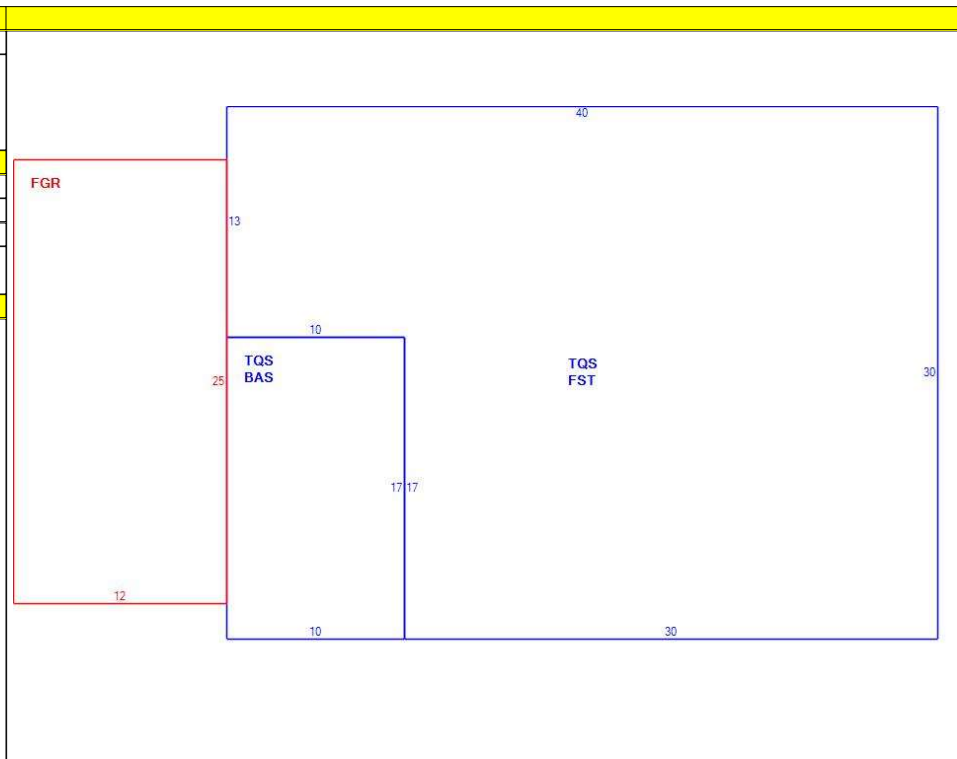


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
MARSHMAN GEORGE M & SIDNEY B			2 Public Water			Description	Code	Appraised	Assessed							
17 RAIDERS LN			3 Public Sewer			RESIDENTL	1090	5,592,000	5,592,000	<b>VISION</b>						
DARIEN CT 06820		<b>SUPPLEMENTAL DATA</b>			RES LND	1090	3,493,000	3,493,000								
Alt Prcl ID		Restriction			Total		9,085,000	9,085,000								
PLN#/Rec CF 494 ANGEVIN		Hist Distrct														
Lot# 4		Other Note														
Plan Notes		UC-Misc 1														
Plan Notes		UC-Misc 2														
Plan Notes																
GIS ID M_282679_794360		Assoc Pid#														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
MARSHMAN GEORGE M & SIDNEY B		1344 0813	03-28-2014	U	I	3,900,000	1	Year	Code	Assessed	Year	Code	Assessed			
RENTSCHLER PETER F &		1344 0809	03-28-2014	U	I		1A	2023	1090	5,438,700	2022	1090	3,634,000			
THOMPSON SYLVIA ANGEVIN &		1301 1035	12-19-2012	U	I		1A		1090	3,557,200		1090	3,758,757			
THOMPSON SYLVIA ANGEVIN &		1077 0623	03-31-2006	U	I		1A									
		1067 0144	12-22-2005	U	I		1A									
								Total	8,995,900	Total	7,392,757	Total	7,098,188			
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												
0080																
NOTES																
BUILDING PERMIT RECORD																
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			SF	0.00	1.00000		1.00		1.000			0	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.95	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	08	Excellent			
Stories:	1.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2	03	Concr-Finished			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	02	2 Bedrooms			
Total Bthrms:	1				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	4				
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		1,187,941
Year Built		2015
Effective Year Built		2019
Depreciation Code		A
Remodel Rating		
Year Remodeled		
Depreciation %		3
Functional Obsol		
External Obsol		
Trend Factor		1
Condition		
Condition %		
Percent Good		97
Cns Sect Rcnd		1,152,300
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	
BAS	First Floor	170	170	170	694.32	118,034	
FGR	Garage	0	300	120	277.73	83,318	
FST	Utility, Finished	0	1,030	515	347.16	357,575	
TQS	Three Quarter Story	900	1,200	900	520.74	624,888	
Ttl Gross Liv / Lease Area		1,070	2,700	1,705		1,183,815	

