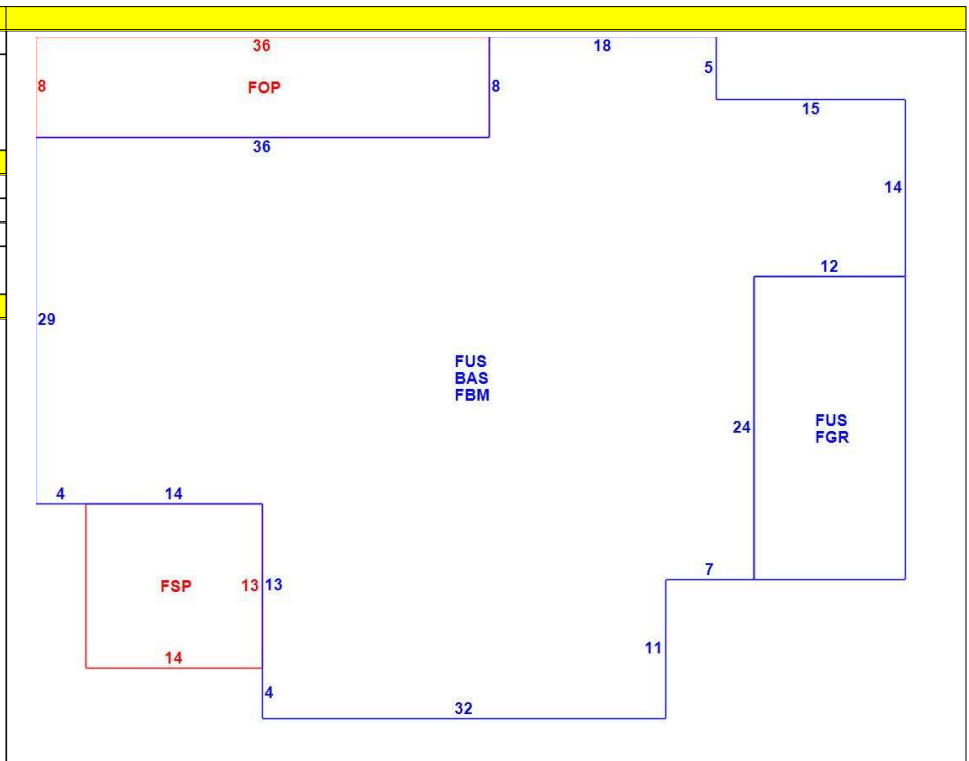


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
COTTAGE STREET ASSOCIATES LLC			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed							
2 SEAPORT LN 10TH FLOOR BOSTON MA 02210						RESIDENTL	1010	1,529,900	1,529,900	VISION						
						Paved						RES LND	1010	1,720,200	1,720,200	
SUPPLEMENTAL DATA																
Alt Prcl ID		Restriction		Hist Distrct X												
PLN#/Rec CF 439 PIKOR		Other Note		UC-Misc 1												
Lot# 1		UC-Misc 2		Assoc Pid#												
Plan Notes																
Plan Notes																
Plan Notes																
GIS ID M_282741_794155						Total		3,250,100	3,250,100							
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
COTTAGE STREET ASSOCIATES LLC			01616 174	03-02-2022	U	I	10	1A	Year	Code	Assessed	Year	Code	Assessed		
79PPW, LLC			1496 0587	05-17-2019	U	I	100	1A	2023	1010	1,110,700	2022	1010	710,800		
OHARE RICHARD G J			1449 1029	10-06-2017	Q	I	2,300,000	00		1010	1,747,600		1010	1,870,400		
COTTAGE STREET PARTNERS LLC			1336 0887	12-06-2013	Q	I	2,220,000	00								
PIKOR JEROME W			00447 0735	05-08-1986	U	V	425,000	1								
Total									2,858,300	Total	2,581,200	Total	2,352,100			
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										
DTN9																
NOTES																
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		
23-531	04-07-2023	RA	Res Add/Alter			0		BLD POOL & SPA	04-20-2023	EH			00	Measur+Listed		
2022-732	05-11-2022	RN	Res New Cons	2,500,000		0		BUILD SFR	11-17-2017	EP			01	Cyclical Reinspection		
2022-539	02-24-2022	DE	Demolish			0		DEMO SFR/FGR	05-18-2017	MM			11	Field Review		
									06-17-2014	MM			11	Field Review		
									11-28-2011	MM			11	Field Review		
									10-19-2006	EP			51	Cyclical Reinspection		
									10-23-2000	WP			43	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	1010	SINGL FAM M-0	R5		8,529 SF	33.62	1.00000	9	1.00	0100	6.000			201.69	1,720,200	
Total Card Land Units					0.20	AC	Parcel Total Land Area					0.20	Total Land Value			1,720,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	06	Good			
Stories:	2				
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	04	Electric			
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	3				
Total Rooms:					
Bath Style:					
Kitchen Style:					
			CONDO DATA		
Parcel Id			C	Ownr	0.0
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
			COST / MARKET VALUATION		
Building Value New		3,394,259			
Year Built		2023			
Effective Year Built		2022			
Depreciation Code		A			
Remodel Rating					
Year Remodeled					
Depreciation %		0			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition		UC			
Condition %		45			
Percent Good		45			
Cns Sect Rcnd		1,527,400			
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
FPL3	FPL MSNRY 2	B	1	4000.00	2006		45		0.00	1,800
ODS	OUTDOOR S	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	2,560	2,560	2,560	496.08	1,269,955
FBM	Basement, Finished	0	2,560	1,152	223.23	571,480
FGR	Garage	0	288	115	198.09	57,049
FOP	Porch, Open, Finished	0	288	58	99.90	28,772
FSP	Porch, Screen, Finished	0	182	46	125.38	22,819
FUS	Upper Story, Finished	2,848	2,848	2,848	496.08	1,412,824
Ttl Gross Liv / Lease Area		5,408	8,726	6,779		3,362,899

