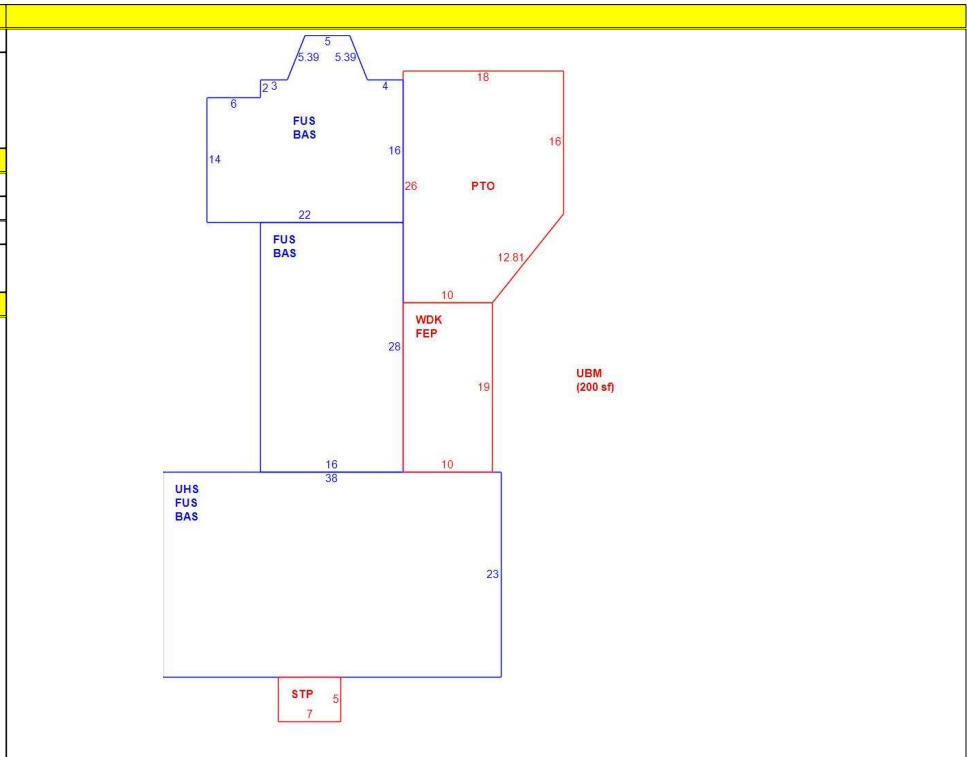


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA					
PFAU ELIZABETH S			2 Public Water 3 Public Sewer	9 Town Street 1 Paved		Description	Code	Appraised	Assessed						
80 MONADNOCK ROAD		<b>SUPPLEMENTAL DATA</b>				RESIDENTL	1090	2,676,200	2,676,200	<b>VISION</b>					
CHESTNUT HILL MA 02467		Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_282370_793730				RES LND	1090	1,813,500	1,813,500						
						Total		4,489,700	4,489,700						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
PFAU ELIZABETH S		1013 0537	08-27-2004	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
PFAU DANIEL R & ELIZABETH S		0691 0351	12-30-1996	Q	I	750,000	00	2023	1090	2,676,200	2022	1090	2,572,000		
SHANER ELLEN R		0545 0817	09-18-1990	Q	I	650,000	00		1090	1,813,500	2021	1090	2,182,000		
CHRISTENSEN RICHARD J		00454 0235	08-15-1986	Q	I	300,000	00					1090	1,622,900		
BROWN KEENE C		0276 0161	02-11-1969			0		Total		4,489,700	Total		4,513,000		
		Total						Total		4,489,700	Total		3,804,900		
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							
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	
2020-652	06-30-2020	RA		75,000		0		REPLACE ROOFING AND SI	05-18-2022	DM			11	Field Review	
2020-651	06-30-2020	RA				0		REPLACE ROOFING AND SI	01-04-2019	EP			01	Cyclical Reinspection	
2003:66	07-01-2002	AD	POOL		01-23-2003	50	01-01-2003		05-17-2017	MM			11	Field Review	
2003:38	07-01-2002	AD	Addition		01-23-2003	50	01-01-2003		06-18-2014	MM			11	Field Review	
									11-16-2011	MM			11	Field Review	
									12-11-2003	WP			01	Cyclical Reinspection	
									03-14-2003	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	1090	MULTI HSES	R5		9,700 SF	29.21	1.00000	9	1.00	0100	6.400			186.96	1,813,500
Total Card Land Units					0.22 AC	Parcel Total Land Area					0.22	Total Land Value			1,813,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	09	Historical Custom			
Model	01	Residential			
Grade:	08	Excellent			
Stories:	2.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
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	09	Pine/Soft Wood			
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	01	None			
Total Bedrooms	05	5 Bedrooms			
Total Bthrms:	3				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	9				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
<b>CONDO DATA</b>					
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			2,966,378		
Year Built			1829		
Effective Year Built			2006		
Depreciation Code			VG		
Remodel Rating					
Year Remodeled					
Depreciation %			15		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			85		
Cns Sect Rcnld			2,521,400		
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					



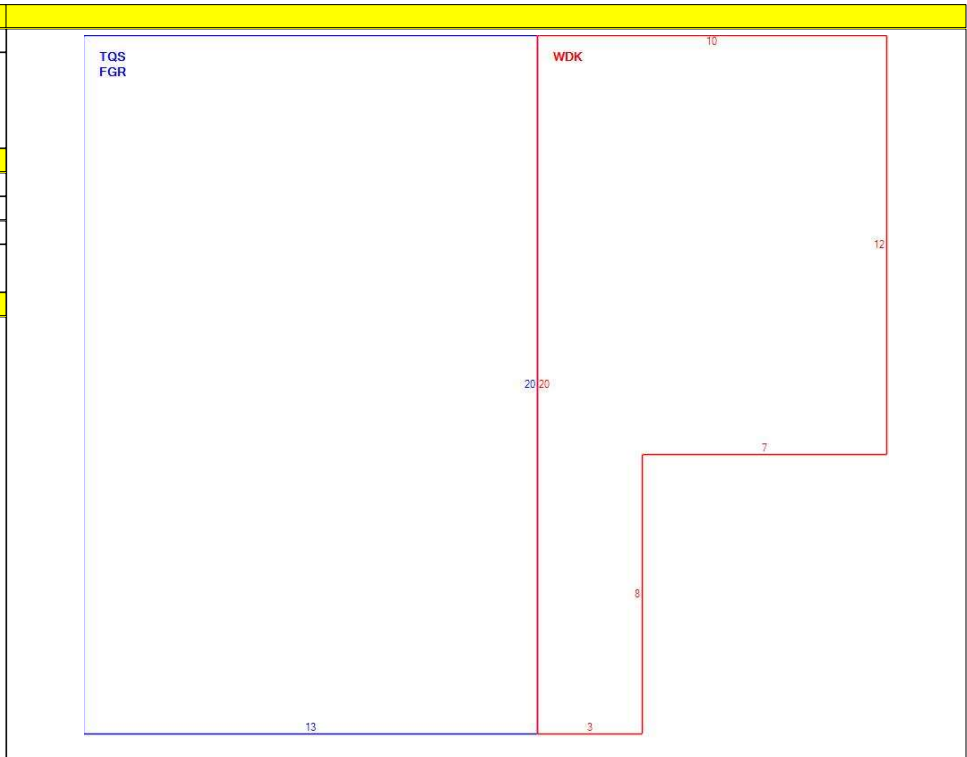
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
SPL3	INGR GUNITE	L	364	100.00	2002		50		0.00	18,200
FPL3	FPL MSNRY 2	B	2	4000.00	2001		85		0.00	6,800
PAT1	PATIO-AVG	L	432	4.50			100		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,697	1,697	1,697	757.35	1,285,223
FEP	Porch, Enclosed, Finished	0	190	133	530.15	100,728
FUS	Upper Story, Finished	1,697	1,697	1,697	757.35	1,285,223
PTO	Patio	0	428	43	76.09	32,566
STP	Stoop	0	35	4	86.55	3,029
UBM	Basement, Unfinished	0	200	40	151.47	30,294
UHS	Half Story, Unfinished	0	874	262	227.03	198,426
WDK	Deck, Wood	0	190	19	75.74	14,390
Ttl Gross Liv / Lease Area		3,394	5,311	3,895		2,949,879



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
PFAU ELIZABETH S  80 MONADNOCK ROAD  CHESTNUT HILL MA 02467			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed			VISION				
			3 Public Sewer	1 Paved		RESIDENTL	1090	2,676,200	2,676,200							
<b>SUPPLEMENTAL DATA</b>						RES LND	1090	1,813,500	1,813,500							
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_282370_793730				Restriction Hist Distrct X Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#		Total		4,489,700	4,489,700							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
PFAU ELIZABETH S		1013 0537	08-27-2004	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed			
PFAU DANIEL R & ELIZABETH S		0691 0351	12-30-1996	Q	I	750,000	00	2023	1090	2,676,200	2022	1090	2,572,000			
SHANER ELLEN R		0545 0817	09-18-1990	Q	I	650,000	00		1090	1,813,500	2021	1090	1,622,900			
CHRISTENSEN RICHARD J		00454 0235	08-15-1986	Q	I	300,000	00	Total		4,489,700	Total		4,513,000			
BROWN KEENE C		0276 0161	02-11-1969			0		Total		4,489,700	Total		3,804,900			
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		Appraised Bldg. Value (Card)				2,648,600				
DTN9							Appraised Xf (B) Value (Bldg)				6,800					
						Appraised Ob (B) Value (Bldg)				20,800						
						Appraised Land Value (Bldg)				1,813,500						
						Special Land Value				0						
						Total Appraised Parcel Value				4,489,700						
						Valuation Method				C						
						Total Appraised Parcel Value				4,489,700						
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		
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	R5		0 SF	57.18	1.00000	9	1.00	0100	6.400			365.95	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.22	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	04	Above Ave			
Stories:	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	14	Carpet			
Interior Flr 2					
Heat Fuel	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	01	None			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	2				
Bath Style:	01	Old Style			
Kitchen Style:	01	Old Style			
<b>CONDO DATA</b>					
Parcel Id		C	Ownr	0.0	
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New		169,606			
Year Built		1829			
Effective Year Built		1996			
Depreciation Code		G			
Remodel Rating					
Year Remodeled					
Depreciation %		25			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		75			
Cns Sect Rcnd		127,200			
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
ODP	OUTDOOR PL	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	
FGR	Garage	0	260	104	216.75	56,355	
TQS	Three Quarter Story	195	260	195	406.40	105,665	
WDK	Deck, Wood	0	144	14	52.68	7,586	
Ttl Gross Liv / Lease Area		195	664	313		169,606	

