

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT						1302 EDGARTOWN, MA VISION						
MANCINI JOHN & DIGREGORIO JANET 39 EMERALD ST MEDFORD MA 02155						Description	Code	Appraised	Assessed									
						RES LND	1300	333,200	333,200									
SUPPLEMENTAL DATA						Total		333,200	333,200									
Alt Prcl ID		PLN#/Rec		Restriction														
Lot#		Plan Notes		Hist District														
Plan Notes		Plan Notes		Other Note														
Plan Notes		GIS ID M_277166_795440		UC-Misc 1 CK 2024-440 NE														
Plan Notes				UC-Misc 2														
GIS ID				Assoc Pid#														
RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
J&J SPARROW LLC				0084 0305	03-30-2023	U	V	100	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
MANCINI JOHN &				0079 0199	12-13-2018	Q	V	365,000	00	2023	1300	302,300	2022	1300	302,300	2021	1300	302,400
SCHOFIELD DAVID				0060 0299	01-13-2003	U	V	1	1A									
SCHOFIELD ANN M TRS				0047 0345	09-16-1994	U	V	1	1A									
SCHOFIELD CHARLES M				00025 0339	10-12-1979			18,900										
				Total				302,300		Total		302,300	Total		302,400	Total		302,400
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											APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised Bldg. Value (Card)				0									
0040					Appraised Xf (B) Value (Bldg)				0									
				Appraised Ob (B) Value (Bldg)				0										
				Appraised Land Value (Bldg)				333,200										
				Special Land Value				0										
				Total Appraised Parcel Value				333,200										
				Valuation Method				C										
				Total Appraised Parcel Value				333,200										
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				
2021-440	01-04-2021	RN	Res New Cons	400,000		0		BLD SFR W/ ATT GARAGE	05-24-2022	DM			11	Field Review				
									02-25-2022	EH			01	Cyclical Reinspection				
									06-11-2021	EP			01	Cyclical Reinspection				
									05-22-2017	AU			11	Field Review				
									11-08-2011	RK			11	Field Review				
									08-14-1979									
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	1300	RES ACLNDV M	R60		21,780 SF	14.57	1.00000	4	1.00	0040	1.050			15.3	333,200			
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value			333,200		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	99	Vacant Land			
Model	00	Vacant			
Grade:					
Stories:					
Occupancy					
Exterior Wall 1					
Exterior Wall 2					
Roof Structure:					
Roof Cover					
Interior Wall 1					
Interior Wall 2					
Interior Flr 1					
Interior Flr 2					
Heat Fuel					
Heat Type:					
AC Type:					
Total Bedrooms					
Total Bthrms:					
Total Half Baths					
Total Xtra Fixtrs					
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			0		
Year Built			0		
Effective Year Built			0		
Depreciation Code					
Remodel Rating					
Year Remodeled					
Depreciation %					
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %			0		
Percent Good					
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
Ttl Gross Liv / Lease Area		0	0	0			0

