

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT							
WARGO AT PEASE LLC			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed				
			3 Public Sewer	1 Paved		RESIDENTL	1010	4,269,200	4,269,200				
4422 E BROOKHAVEN DR NE		<b>SUPPLEMENTAL DATA</b>				RES LND	1010	3,689,200	3,689,200				
ATLANTA GA 30319-1008		Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes		Restriction Hist Distrct X Other Note UC-Misc 1 UC-Misc 2		<table border="1"> <tr> <td colspan="2">Total</td> <td>7,958,400</td> <td>7,958,400</td> </tr> </table>				Total		7,958,400	7,958,400
Total		7,958,400	7,958,400										
GIS ID M_283038_794067		Assoc Pid#											

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
WARGO AT PEASE LLC		1539 782	08-21-2020	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
WARGO JOSEPH D & LISA G		1392 0569	12-03-2015	Q	I	3,333,333	00	2023	1010	4,373,200	2022	1010	4,021,900
MCKAY FRANK E & JAMES J TRS		1206 1053	03-24-2010	U	I	1	1A		1010	3,747,400		1010	4,010,848
MCKAY ANNA B		0285 0035	08-26-1970			0		Total		8,120,600	Total		8,032,748
								Total			Total		6,860,863

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
NW29				

NOTES			
COMPLETE RENOVATION, W/ NEW BASEMT			

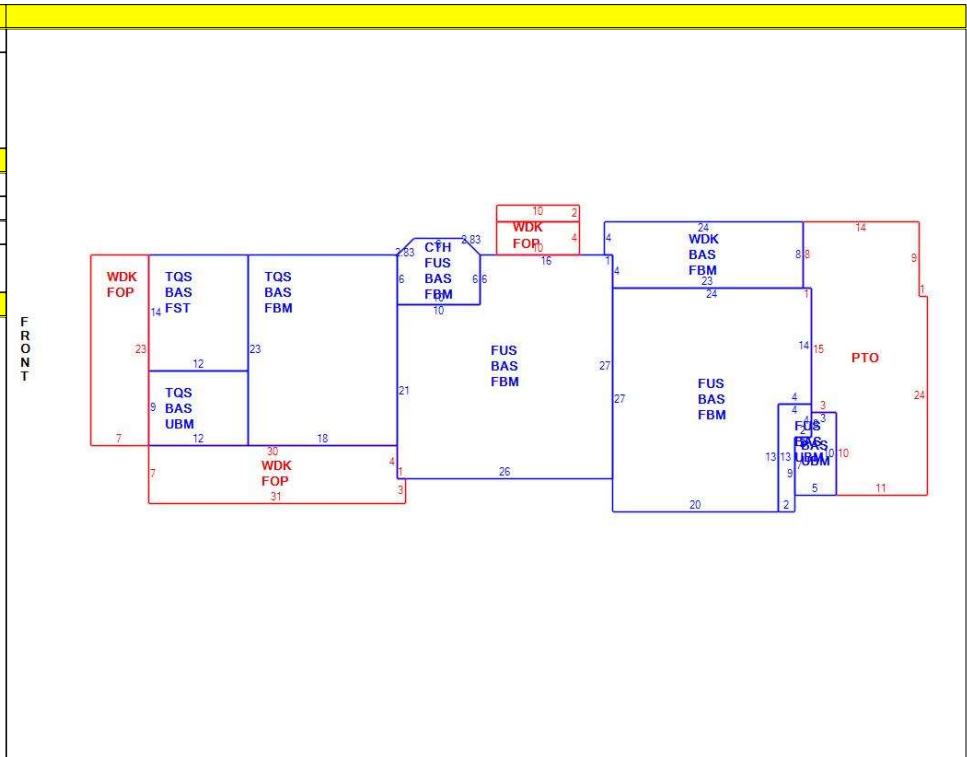
  

APPRAISED VALUE SUMMARY			
Appraised Bldg. Value (Card)			4,202,200
Appraised Xf (B) Value (Bldg)			6,500
Appraised Ob (B) Value (Bldg)			60,500
Appraised Land Value (Bldg)			3,689,200
Special Land Value			0
Total Appraised Parcel Value			7,958,400
Valuation Method			C
Total Appraised Parcel Value			7,958,400

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
151-2017	05-21-2018	CO	CO ISSUED			0		GAR W DET B-ROOM	05-16-2022	DM			11	Field Review
150-2017	12-08-2017	CO	CO ISSUED			0		SFR ALTER	10-05-2018	EP			01	Cyclical Reinspection
2017-153	09-22-2016	DE	Demolish			0		DEMO SHED	08-25-2017	EP			00	Measur+Listed
2017-152	09-22-2016	RN	Res New Cons	100,000		0		15 X 33 POOL	05-18-2017	MM			11	Field Review
2017-151	09-22-2016	RN	Res New Cons	300,000		0		DEMO/REPL GAR/LIV 350 SF	10-15-2014	EP			01	Cyclical Reinspection
2017-150	09-22-2016	RA	Res Add/Alter	2,500,000		0		RENO & ADD 4278 SF	06-18-2014	MM			11	Field Review
									11-18-2011	MM			11	Field Review

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		13,099 SF	23.47	1.00000	9	1.00	0100	6.000		V20	281.64	3,689,200
Total Card Land Units					0.30 AC	Parcel Total Land Area					0.30	Total Land Value			3,689,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	09	Historical Custom			
Model	01	Residential			
Grade:	08	Excellent			
Stories:	2	2 Stories			
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	06	Cust Wd Panel			
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2	12	Hardwood			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	05	5 Bedrooms			
Total Bthrms:	6				
Total Half Baths	1				
Total Xtra Fixtrs	2				
Total Rooms:	12				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
<b>CONDO DATA</b>					
Parcel Id			C		Owne 0.0
				B	S
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New		3,716,659			
Year Built		1895			
Effective Year Built		2017			
Depreciation Code		R			
Remodel Rating					
Year Remodeled		2016			
Depreciation %		5			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		95			
Cns Sect Rcndd		3,530,800			
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	2011		95		0.00	3,800
FPO	EXTRA FPL O	B	1	800.00	2011		95		0.00	800
SPA1	SPA INGR W	L	1	4000.00	2017		100		0.00	4,000
SPL3	INGR GUNITE	L	495	100.00	2017		100		0.00	49,500
FPL5	GAS VENTED	B	1	2000.00	2011		95		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,270	2,270	2,270	691.28	1,569,215
CTH	Cath Cing	0	76	4	36.38	2,765
FBM	Basement, Finished	0	1,916	862	311.01	595,887
FOP	Porch, Open, Finished	0	414	83	138.59	57,377
FST	Utility, Finished	0	168	84	345.64	58,068
FUS	Upper Story, Finished	1,348	1,348	1,348	691.28	931,851
PTO	Patio	0	431	43	68.97	29,725
TQS	Three Quarter Story	518	690	518	518.96	358,085
UBM	Basement, Unfinished	0	186	37	137.51	25,578
WDK	Deck Wood	0	582	58	68.89	40,094
Ttl Gross Liv / Lease Area		4,136	8,081	5,307		3,668,645

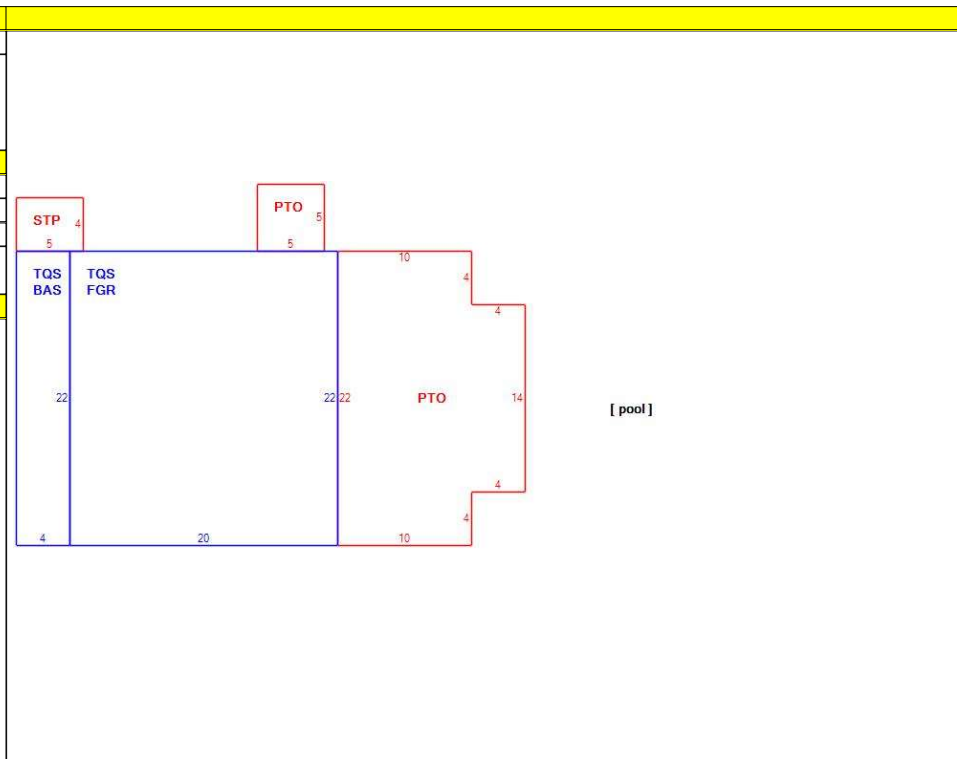


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA  <b>VISION</b>						
WARGO AT PEASE LLC			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed			RESIDENTL RES LND				
			3 Public Sewer	1 Paved		1010	4,269,200	4,269,200	3,689,200							
4422 E BROOKHAVEN DR NE		<b>SUPPLEMENTAL DATA</b>				Total		7,958,400	7,958,400							
ATLANTA	GA 30319-1008	Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_283038_794067	Restriction Hist Distrct X Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#													
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WARGO AT PEASE LLC		1539 782	08-21-2020	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
WARGO JOSEPH D & LISA G		1392 0569	12-03-2015	Q	I	3,333,333	00	2023	1010	4,373,200	2022	1010	4,021,900	2021	1010	3,507,100
MCKAY FRANK E & JAMES J TRS		1206 1053	03-24-2010	U	I	1	1A		1010	3,747,400		1010	4,010,848		1010	3,353,763
MCKAY ANNA B		0285 0035	08-26-1970			0		Total		8,120,600	Total		8,032,748	Total		6,860,863
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												
NW29																
NOTES																
DETACHED BDRM&BATH, 1/2 BTH IN 1ST FL PAT2=BRICK COURTYARD																
Total Appraised Parcel Value 7,958,400																
Valuation Method C																
Total Appraised Parcel Value 7,958,400																
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		
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	1010	SINGL FAM M-0			SF	0.00	1.00000		1.00		1.000			0	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.30	Total Land Value			0

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	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2					
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	3				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			

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	678,221
Year Built	2017
Effective Year Built	2021
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	1
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	99
Cns Sect Rcnd	671,400
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
PAT2	PATIO-GOOD	L	900	7.00	2017		100		0.00	6,300
ODS	OUTDOOR S	L	1	700.00	2017		100		0.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	88	88	88	975.03	85,803
FGR	Garage	0	440	176	390.01	171,605
PTO	Patio	0	301	30	97.18	29,251
STP	Stoop	0	20	2	97.50	1,950
TQS	Three Quarter Story	396	528	396	731.27	386,112
Ttl Gross Liv / Lease Area		484	1,377	692		674,721

