

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
RUSCKOWSKI STEPHEN H & OHARA RUSCKOWSKI DEBORAH E 2 COVENTRY LANE			2 Public Water			Description	Code	Appraised	Assessed
			3 Public Sewer			RESIDENTL	1010	1,588,500	1,588,500
ANDOVER MA 01810		<b>SUPPLEMENTAL DATA</b>				RES LND	1010	340,500	340,500
		Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279471_793531	Restriction Hist District Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#	Total		1,929,000	1,929,000		

1302  
 EDGARTOWN, MA  
**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
RUSCKOWSKI STEPHEN H & OHARA DEBORAH E FEDERAL NATIONAL MORTGAGE BARLETTA CYNTHIA LEE GREENE PAUL J		0855 0394	11-05-2001	U	I	163,000	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
		0720 0286	02-04-1998	U	I	143,650	1L	2023	1010	1,496,600	2022	1010	945,500	2021	1010	876,600
		0697 0667	04-03-1997	U	I	205,000	00		1010	308,900		1010	308,900		1010	308,900
		00509 0214	10-18-1988	Q	I	175,000	00	Total		1,805,500	Total		1,254,400	Total		1,185,500
		00464 0078	12-26-1986	Q	I			Total		1,805,500	Total		1,254,400	Total		1,185,500

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

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,581,300
Appraised Xf (B) Value (Bldg)	3,900
Appraised Ob (B) Value (Bldg)	3,300
Appraised Land Value (Bldg)	340,500
Special Land Value	0
Total Appraised Parcel Value	1,929,000
Valuation Method	C
Total Appraised Parcel Value	1,929,000

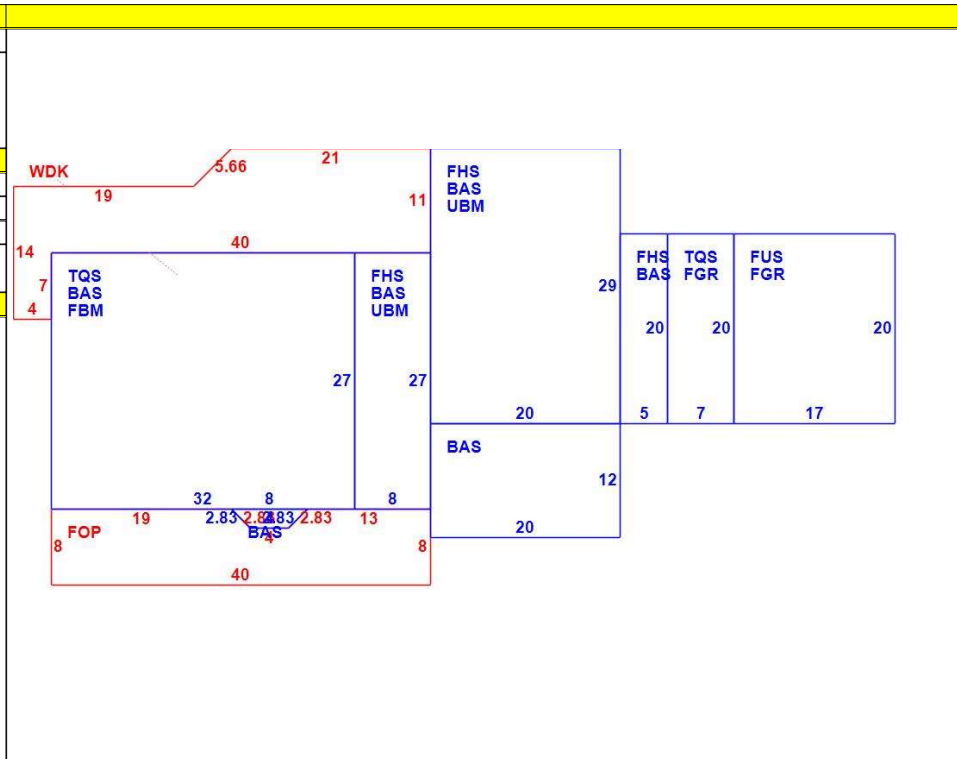
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0040				

NOTES									
LOT 1 UN BUS CF 181									

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	
96-2010	11-08-2010	CO	CO ISSUED					SFR ALTERATION	09-27-2022	EH		6	01	Cyclical Reinspection	
2010-96	11-18-2009	RA	Res Add/Alter					ADDITION TO SFR 1517 SF	06-07-2022	DM			11	Field Review	
2006:194	02-03-2006	RA	Res Add/Alter					ADD BATHROOM IN BASEM	05-15-2017	DM			11	Field Review	
2002:245	01-01-2002	AD	Addition		01-14-2003	100	01-01-2003		11-16-2011	RK			11	Field Review	
									01-11-2011	EP			01	Cyclical Reinspection	
									05-12-2010	EP			12	Bldg Permit/Measur/New C	
									03-09-2007	EP			12	Bldg Permit/Measur/New C	

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	R60		23,522 SF	13.78	1.00000	4	1.00	0040	1.050			14.47	340,500
Total Card Land Units					0.54 AC	Parcel Total Land Area					0.54	Total Land Value			340,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	04	Cape Cod			
Model	01	Residential			
Grade:	05	Ave/Good			
Stories:	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F GlS/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	01	None			
Total Bedrooms	06	6 Bedrooms			
Total Bthrms:	4				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	9				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
			<b>CONDO DATA</b>		
			Parcel Id	C	Ownr 0.0
				B	S
			Adjust Type	Code	Description
			Condo Flr		Factor%
			Condo Unit		
			<b>COST / MARKET VALUATION</b>		
			Building Value New		1,630,193
			Year Built		1985
			Effective Year Built		2019
			Depreciation Code		R
			Remodel Rating		
			Year Remodeled		2009
			Depreciation %		3
			Functional Obsol		0
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		97
			Cns Sect Rcnld		1,581,300
			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
FPL3	FPL MSNRY 2	B	1	4000.00	2013		97		0.00	3,900
SHD1	SHED FRAME	L	160	16.00	2002		100		0.00	2,600
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
BAS	First Floor	2,012	2,012	2,012	365.89	736,175
FBM	Basement, Finished	0	864	389	164.74	142,332
FGR	Garage	0	480	192	146.36	70,251
FHS	Half Story, Finished	448	896	448	182.95	163,920
FOP	Porch, Open, Finished	0	308	62	73.65	22,685
FUS	Upper Story, Finished	340	340	340	365.89	124,403
TQS	Three Quarter Story	753	1,004	753	274.42	275,517
UBM	Basement, Unfinished	0	796	159	73.09	58,177
WDK	Deck, Wood	0	428	43	36.76	15,733
Ttl Gross Liv / Lease Area		3,553	7,128	4,398		1,609,193

