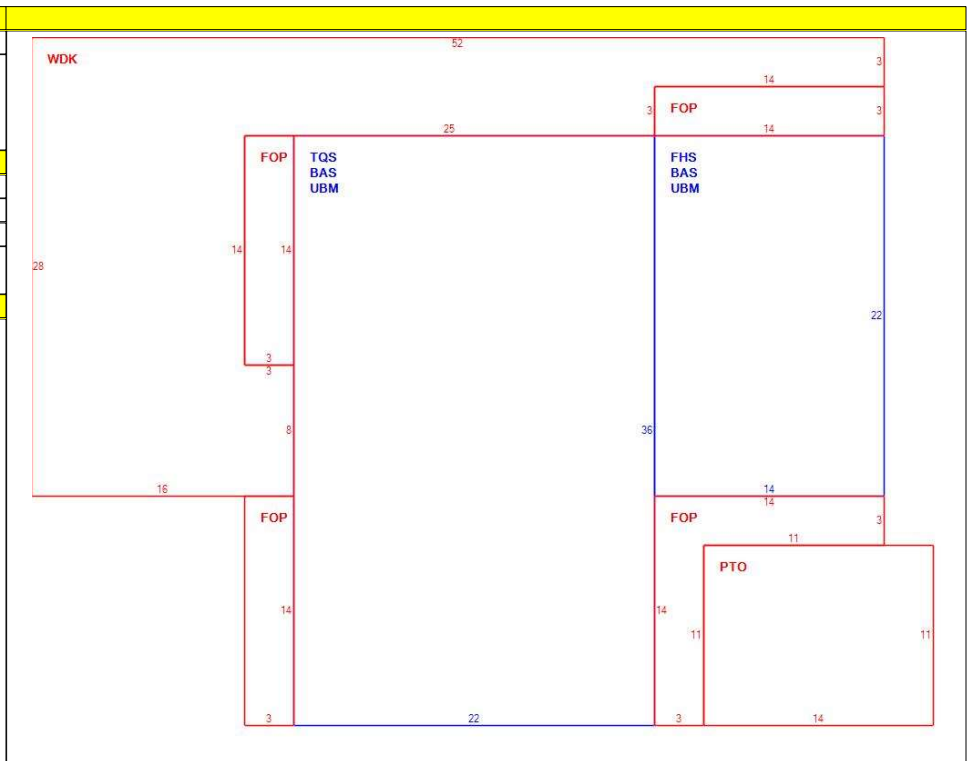


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA VISION					
BUONAUGURIO JOHN P & KATHLEE 115 MYSTIC AVE MEDFORD MA 02155			2 Public Water			Description	Code	Appraised	Assessed			RESIDENTL 1010 835,900 835,900 RES LND 1010 571,800 571,800			
			3 Public Sewer												
SUPPLEMENTAL DATA															
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279988_792444			Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#			Total		1,407,700	1,407,700						
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
BUONAUGURIO JOHN P & KATHLEEN M KAHN ALAN & JUDITH DILLARD DUANE B			00038 00028 00025	0227 0219 0473	07-22-1987 06-03-1981 11-01-1979	Q Q I	199,500 100,000 93,000	00 00	Year	Code	Assessed	Year	Code	Assessed	
									2023	1010 1010	794,000 590,200	2022	1010 1010	605,400 590,000	
									Total		1,384,200	Total		1,195,400	
									Total		1,114,400	Total		1,114,400	
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									
0040															
NOTES												APPRAISED VALUE SUMMARY			
LOT 107 ISLAND GROVE												Appraised Bldg. Value (Card) 821,500			
												Appraised Xf (B) Value (Bldg) 1,700			
												Appraised Ob (B) Value (Bldg) 12,700			
												Appraised Land Value (Bldg) 571,800			
												Special Land Value 0			
												Total Appraised Parcel Value 1,407,700			
												Valuation Method C			
												Total Appraised Parcel Value 1,407,700			
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	
2024-328	11-01-2023	SOLR	Solar Panels			0		INSULATION	05-18-2022	LS			11	Field Review	
2021-385	12-11-2020	RA		3,182					05-19-2017	DM				11	Field Review
									08-23-2016	EP			01	Cyclical Reinspection	
									03-23-2004	CR			01	Cyclical Reinspection	
									08-03-1982						
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	R20		21,780 SF	14.57	1.00000	4	1.00	0050	1.800			26.23	571,200
1	1010	SINGL FAM M-0	R20		0.010 AC	34,000.00	1.00000	0	1.00	0050	1.800			61,200	600
Total Card Land Units					0.51 AC	Parcel Total Land Area					0.51	Total Land Value			571,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	04	Average +10			
Stories:	1.75				
Occupancy	1				
Exterior Wall 1	12	Cedar or Redwd			
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	12	Hardwood			
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	01	None			
Total Bedrooms	04	4 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	9				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
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		966,460			
Year Built		1979			
Effective Year Built		2007			
Depreciation Code		G			
Remodel Rating					
Year Remodeled		15			
Depreciation %		0			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		85			
Cns Sect Rcnd		821,500			
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
FPL	MTL-WD C/PI	B	1	2000.00	2006		85		0.00	1,700
FGR5	W/LOFT GOO	L	352	40.00	1989		80		0.00	11,300
ODP	OUTDOOR PL	L	1	700.00			100		0.00	700
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	1,100	1,100	1,100	440.61	484,666
FHS	Half Story, Finished	154	308	154	220.30	67,853
FOP	Porch, Open, Finished	0	201	40	87.68	17,624
PTO	Patio	0	154	15	42.92	6,609
TQS	Three Quarter Story	594	792	594	330.45	261,719
UBM	Basement, Unfinished	0	1,100	220	88.12	96,933
WDK	Deck, Wood	0	580	58	44.06	25,555
Ttl Gross Liv / Lease Area		1,848	4,235	2,181		960,959

