

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
GROSS MICHAEL P & KAPLAN-GROSS KIMBERLY J 318 HILLCREST RD			2 Public Water			Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA	
NEEDHAM MA 02492		SUPPLEMENTAL DATA			RESIDENTL	1010	3,024,100	3,024,100	VISION		
		Alt Prcl ID	PLN#/Rec 18/91 12/21/2017	Restriction		RES LND	1010	1,183,000		1,183,000	
		Lot# 1	Plan Notes CF300 8/30/1983	Hist Distrct		Total				4,207,100	4,207,100
		Plan Notes	Plan Notes	Other Note							
		Plan Notes		UC-Misc 1							
		GIS ID	M_282425_791638	UC-Misc 2							
				Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
GROSS MICHAEL P & KRUPPERS LLC		1456 0533	12-21-2017	Q	I	849,000	00	Year	Code	Assessed	Year	Code	Assessed
KUSINITZ STEWART R		1371 0781	03-27-2015	U	I	2,485,000	1V	2023	1010	3,024,100	2022	1010	17,200
VINCENT EDWARD W JR TRS		0643 0411	10-31-1994	U	I	301,000	1L		1010	1,183,000	2021	1010	18,900
		00407 0528	10-21-1983	Q	V	22,500	00	Total		4,207,100	Total		1,184,000
								Total		749,300			

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0060				

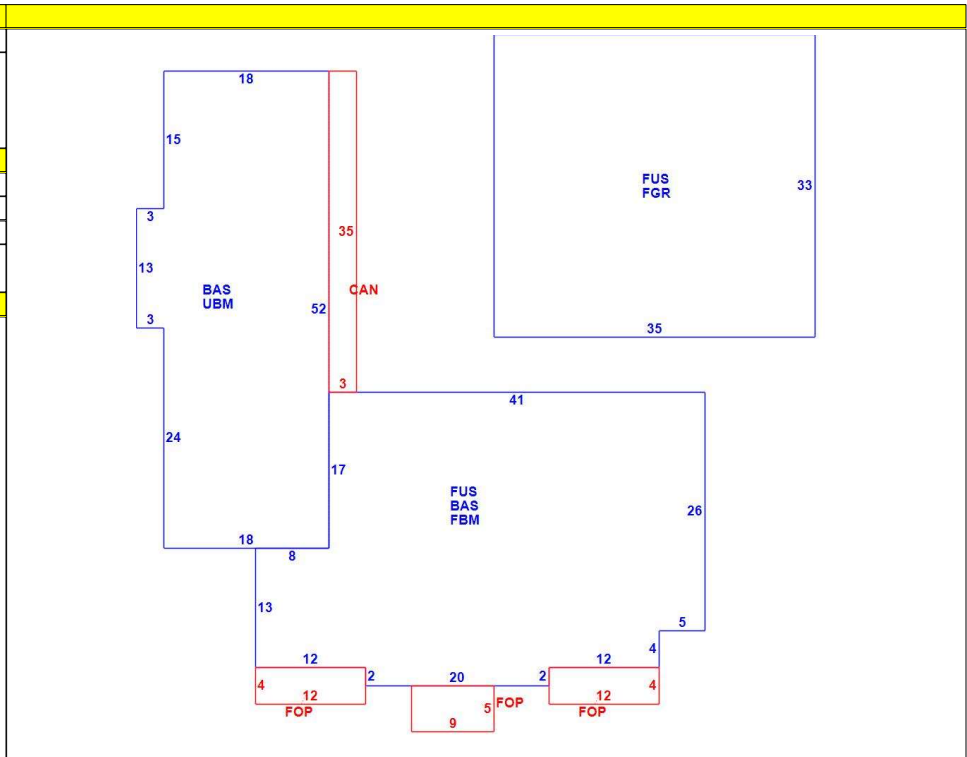
NOTES	
FOUNDATION ONLY 1/1/20	
2015 SALE 4 PCLS INCL 36-158.2, 36-373 & 36-99.62	

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	2,868,500
Appraised Xf (B) Value (Bldg)	7,100
Appraised Ob (B) Value (Bldg)	148,500
Appraised Land Value (Bldg)	1,183,000
Special Land Value	0
Total Appraised Parcel Value	4,207,100
Valuation Method	C
Total Appraised Parcel Value	4,207,100

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
799-2019	01-19-2022	CO	CO ISSUED			0			05-20-2022	LS			11	Field Review
21-2020	01-19-2022	CO	CO ISSUED			0			05-04-2022	EH			00	Measur+Listed
825-2021	12-15-2021	CO	CO ISSUED						05-22-2017	PH			11	Field Review
20-20	12-15-2021	CO	CO ISSUED						11-04-2015	EP			01	Cyclical Reinspection
20-2020	11-29-2021	CO	CO ISSUED						06-18-2014	SER			11	Field Review
2021-861	05-27-2021	RN	Res New Cons	20,000				BLD BASKETBALL CRT	11-17-2011	DM			11	Field Review
2021-825	05-14-2021	RN	Res New Cons	145,000				INSTALL INGROUND POOL	09-16-2003	CR			07	Int Info reviewed by phone/

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	13.88	1.00000	4	1.00	0080	3.900			54.13	1,179,000	
1	1010	SINGL FAM M-0	R20		0.030 AC	34,000.00	1.00000	0	1.00	0080	3.900			132,600	4,000	
Total Card Land Units					0.53 AC	Parcel Total Land Area					0.53	Total Land Value				1,183,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	06	Good			
Stories:	1	1 Story			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	06	Board & Batten			
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
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	03	3 Bedrooms			
Total Bthrms:	3				
Total Half Baths	1				
Total Xtra Fixtrs	2				
Total Rooms:					
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
			CONDO DATA		
Parcel Id			C		Ownr 0.0
Adjust Type				B	S
Code		Description			Factor%
Condo Flr					
Condo Unit					
			COST / MARKET VALUATION		
Building Value New					3,019,463
Year Built					2021
Effective Year Built					2021
Depreciation Code					A
Remodel Rating					
Year Remodeled					
Depreciation %					0
Functional Obsol					0
External Obsol					0
Trend Factor					1
Condition					UC
Condition %					95
Percent Good					95
Cns Sect Rcnd					2,868,500
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
FPL2	FPL MSNRY 1	B	1	3500.00	2021		95		0.00	3,300
FPL3	FPL MSNRY 2	B	1	4000.00			95		0.00	3,800
PVL2	PAVILION GO	L	390	200.00			100		0.00	78,000
TEN	TENNIS COU	L	1,020	5.00			100		0.00	5,100
SPL1	POOL-INGR C	L	608	80.00			100		0.00	48,600
PAT2	PATIO-GOOD	L	2,400	7.00			100		0.00	16,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,329	2,329	2,329	487.52	1,135,439
CAN	Canopy	0	105	21	97.50	10,238
FBM	Basement, Finished	0	1,354	609	219.28	296,901
FGR	Garage	0	1,155	462	195.01	225,235
FOP	Porch, Open, Finished	0	141	28	96.81	13,651
FUS	Upper Story, Finished	2,509	2,509	2,509	487.52	1,223,193
UBM	Basement, Unfinished	0	975	195	97.50	95,067
Ttl Gross Liv / Lease Area		4,838	8,568	6,153		2,999,724

