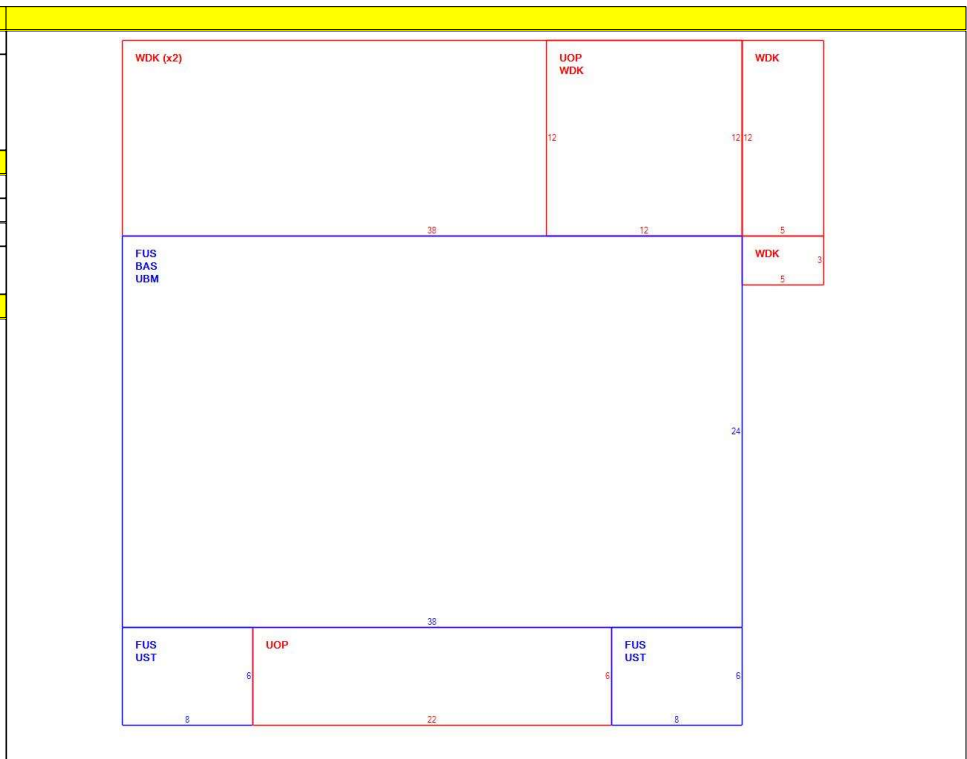


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA					
SUNSET ESTATES LLC ROGLIERI ANNA 60 MYOPIA RD WINCHESTER MA 01890						Description	Code	Appraised	Assessed						
						RESIDENTL	1010	1,494,800	1,494,800	VISION					
						RES LND	1010	746,500	746,500						
SUPPLEMENTAL DATA															
Alt Prcl ID PLN#/Rec LC 26131B Lot# 29 Plan Notes Plan Notes Plan Notes GIS ID M_281722_791641			Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#												
						Total		2,241,300	2,241,300						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
SUNSET ESTATES LLC		81 95	07-21-2020	Q	I	1,725,000	00	Year	Code	Assessed	Year	Code	Assessed		
ALEX ERYNN LLC		0070 0111	10-21-2010	U	I	1	1A	2023	1010	1,494,800	2022	1010	957,000		
KANE CHARLES		0065 0263	10-10-2006	Q	I	775,000	00		1010	746,500	2021	1010	699,300		
LEBLANC DORIS M		0041 0345	05-10-1990	Q	I	200,000	00								
COUNTRYSIDE ESTATES INC		00036 0337	09-17-1986	Q	V	70,000	00								
						Total		2,241,300	Total	1,656,300	Total	1,198,100			
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											
0050															
NOTES						Appraised Bldg. Value (Card) 1,379,700									
UOP - PERGOLA W/ WDK						Appraised Xf (B) Value (Bldg) 3,900									
FGR7= 2STRY LG OUTBLDG ?USE						Appraised Ob (B) Value (Bldg) 111,200									
SHD8= 2STRY POOL BLDG						Appraised Land Value (Bldg) 746,500									
3 freestanding Pergolas w/ bench swings						Special Land Value 0									
						Total Appraised Parcel Value 2,241,300									
						Valuation Method C									
						Total Appraised Parcel Value 2,241,300									
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	
2016-29	07-28-2015	RN	Res New Cons	25,000		0		10 X 14 SHED	06-06-2022	LS			11	Field Review	
2015-297	01-22-2015	RN	Res New Cons	30,000		0		16 X 24 SHED	04-23-2021	EP			01	Cyclical Reinspection	
2015-296	01-22-2015	RN	Res New Cons	20,000		0		POOL CABANA 18 X 18	05-22-2017	PH			11	Field Review	
2011-228	03-09-2011	RA	Res Add/Alter					ADD DORMER	07-12-2016	EP			01	Cyclical Reinspection	
2008-10	12-31-2007	RN	Res New Cons					pool...+	06-19-2014	SER			11	Field Review	
									04-26-2012	EP			01	Cyclical Reinspection	
									11-15-2011	DM			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	R20		21,780 SF	13.88	1.00000	5	1.00	0053	2.450			34.01	740,700
1	1010	SINGL FAM M-0			0.070 AC	34,000.00	1.00000	0	1.00	0053	2.450			83,300	5,800
Total Card Land Units					0.57 AC	Parcel Total Land Area					0.57	Total Land Value			746,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model	01	Residential			
Grade:	06	Good			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	05	Salt Box			
Roof Cover	10	Wood Shingle			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2	15	Quarry Tile			
Heat Fuel	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	01	None			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:					
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			1,422,388		
Year Built			1987		
Effective Year Built			2018		
Depreciation Code			R		
Remodel Rating					
Year Remodeled					
Depreciation %			3		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			97		
Cns Sect Rcnd			1,379,700		
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	2006		97		0.00	3,900
SPL3	INGR GUNITE	L	512	100.00	2007		100		0.00	51,200
WDK	WOOD DECK	L	264	20.00	2007		100		0.00	5,300
ODS	OUTDOOR S	L	1	700.00	2010		100		0.00	700
SHD1	SHED FRAME	L	140	16.00	2015		100		0.00	2,200
FGR7	GAR EXC-1ST	L	384	80.00	2015		100		0.00	30,700
SHD8	SHED W/LIGH	L	324	36.00	2015		100		0.00	11,700
WDK	WOOD DECK	L	108	20.00			100		0.00	2,200
PERG	PERGOLA	L	240	40.00			75		0.00	7,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	912	912	912	617.62	563,273
FUS	Upper Story, Finished	1,008	1,008	1,008	617.62	622,565
UBM	Basement, Unfinished	0	912	182	123.25	112,408
UOP	Porch, Open, Unfinished	0	276	28	62.66	17,293
UST	Utility, Storage, Unfinished	0	96	43	276.64	26,558
WDK	Deck, Wood	0	1,131	113	61.71	69,792
Ttl Gross Liv / Lease Area		1,920	4,335	2,286		1,411,889

