

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CHAMPAGNE PROPERTIES LLC					2 Public Water			Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA
50 ORCHARD PLACE								RESIDENTL	1010	1,025,000	1,025,000	
GREENWICH CT 06830				SUPPLEMENTAL DATA				RES LND	1010	862,300	862,300	VISION
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes				Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2				Total		1,887,300	1,887,300	
GIS ID M_281766_791728				Assoc Pid#								

RECORD OF OWNERSHIP							BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
CHAMPAGNE PROPERTIES LLC							81	225	10-09-2020	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BOLLINGER JAMES M & GAIL R							0059	0109	09-14-2001	Q	I	460,000	00	2023	1010	965,300	2022	1010	642,700	2021	1010	595,300
BRADLEY CORNELIUS R E &							0052	0299	10-10-1997	Q	I	215,000	00		1010	745,700		1010	698,800		1010	608,000
NICOL ARTHUR A							00030	0097	10-01-1982	Q	I	105,000	00	Total		1,711,000	Total		1,341,500	Total		1,203,300
BUONI JOHN O							00028	0029	12-31-1980	Q	I	80,000	00									

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

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0050			Batch

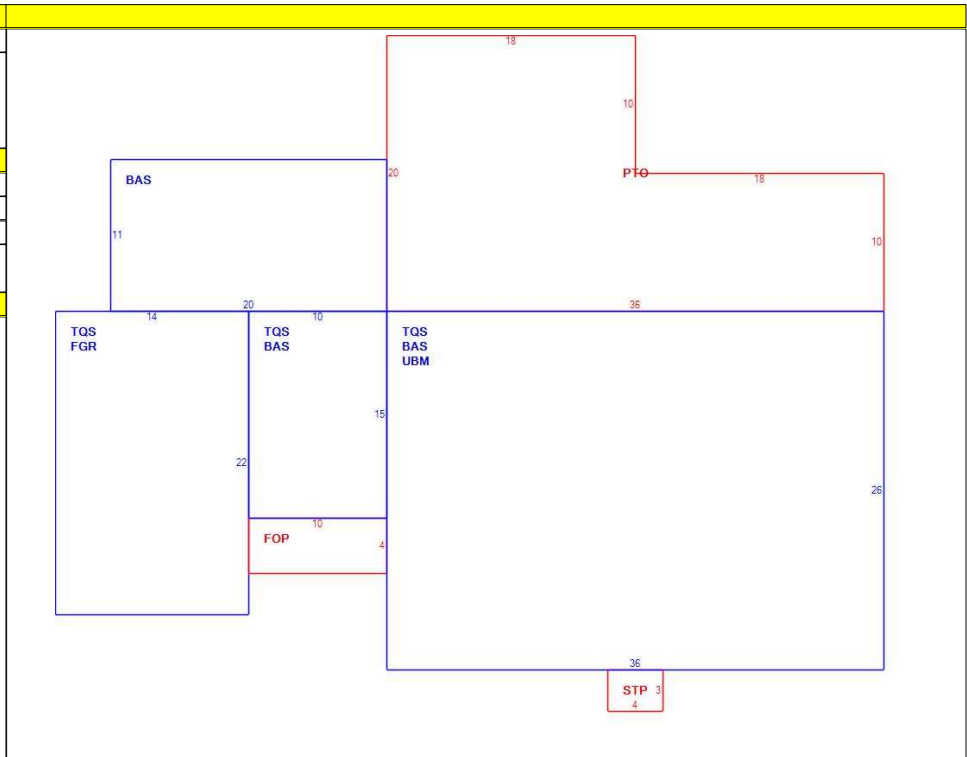
NOTES											
LOT 34 LC 26131B											

APPRAISED VALUE SUMMARY											
Appraised Bldg. Value (Card)										1,019,900	
Appraised Xf (B) Value (Bldg)										3,400	
Appraised Ob (B) Value (Bldg)										1,700	
Appraised Land Value (Bldg)										862,300	
Special Land Value										0	
Total Appraised Parcel Value										1,887,300	
Valuation Method										C	
Total Appraised Parcel Value										1,887,300	

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
2006:188	02-01-2006	RA	Res Add/Alter					FINISH SPACE OVER GARA			06-06-2022	LS			11	Field Review
2005:223	03-17-2005	RA	Res Add/Alter		01-13-2006	100		ADDITION TO SFR			05-22-2017	PH			11	Field Review
											12-11-2014	EP			01	Cyclical Reinspection
											06-19-2014	SER			11	Field Review
											11-16-2011	DM			11	Field Review
											03-30-2007	EP			12	Bldg Permit/Measur/New C
											01-26-2007	WP			50	UC Status Inspection

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	5	1.00	0053	2.700		39.34	856,800
1	1010	SINGL FAM M-0	R20		0.060	AC	34,000.00	1.00000	0	1.00	0053	2.700		91,800	5,500
Total Card Land Units					0.56	AC	Parcel Total Land Area					0.56	Total Land Value		862,300

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	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	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:					
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
CONDO DATA					
Parcel Id		C		Owne	0.0
				B	S
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New		1,199,844			
Year Built		1979			
Effective Year Built		2007			
Depreciation Code		G			
Remodel Rating					
Year Remodeled					
Depreciation %		15			
Functional Obsol		0			
External Obsol		0			
Trend Factor		1			
Condition					
Condition %					
Percent Good		85			
Cns Sect Rcnd		1,019,900			
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
SHD1	SHED FRAME	L	80	16.00	1996		80		0.00	1,000
ODP	OUTDOOR PL	L	1	700.00			100		0.00	700
FPL3	FPL MSNRY 2	B	1	4000.00	2006		85		0.00	3,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,306	1,306	1,306	438.11	572,169
FGR	Garage	0	308	123	174.96	53,887
FOP	Porch, Open, Finished	0	40	8	87.62	3,505
PTO	Patio	0	540	54	43.81	23,658
STP	Stoop	0	12	1	36.51	438
TQS	Three Quarter Story	1,046	1,394	1,046	328.74	458,261
UBM	Basement, Unfinished	0	936	187	87.53	81,926
Ttl Gross Liv / Lease Area		2,352	4,536	2,725		1,193,844

