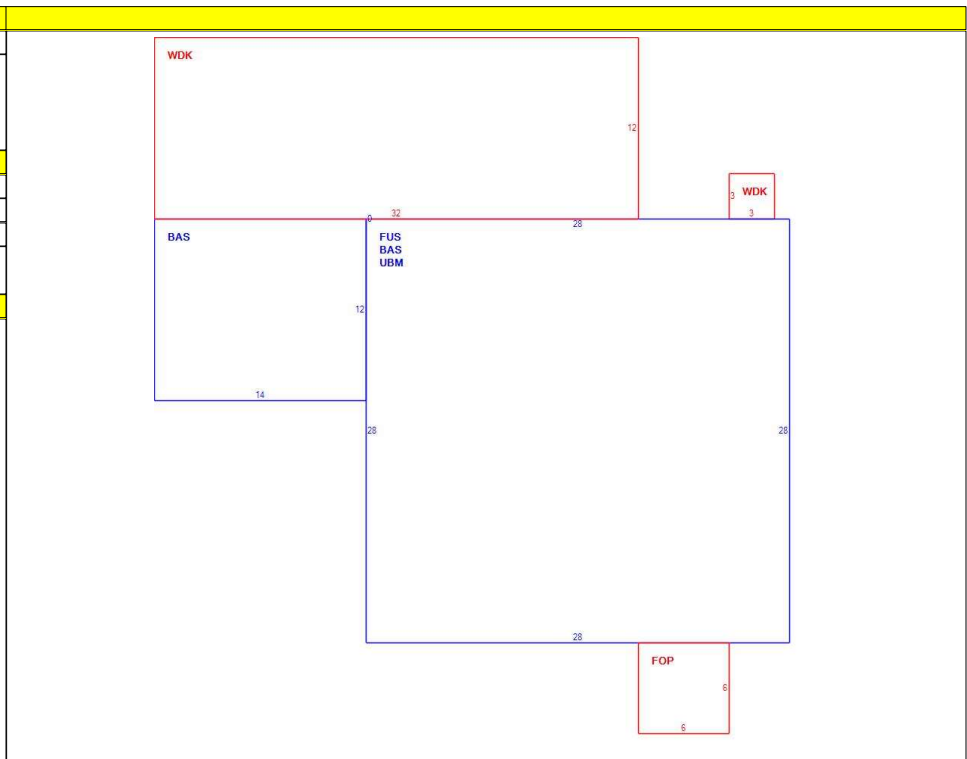


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA					
ARONE ANTHONY ARONE BARBARA 17 WILLOWDALE RD WINCHESTER MA 01890			2 Public Water			Description	Code	Appraised	Assessed						
						RESIDENTL	1010	725,600	725,600	VISION					
						RES LND	1010	889,500	889,500						
SUPPLEMENTAL DATA															
Alt Prcl ID			Restriction												
PLN#/Rec			Hist Distrct												
Lot#			Other Note												
Plan Notes			UC-Misc 1												
Plan Notes			UC-Misc 2												
Plan Notes															
GIS ID			Assoc Pid#												
						Total		1,615,100	1,615,100						
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
ARONE ANTHONY			1589 927	08-05-2021	Q	I	1,600,000	00	Year	Code	Assessed	Year	Code	Assessed	
AUSTIN CAROL			1160 0109	09-19-2008	Q	I	618,000	00	2023	1010	739,100	2022	1010	410,600	
WASHINGTON MUTUAL BANK			1155 0683	07-07-2008	U	I	659,546	1L		1010	741,500		1010	695,900	
HELLE DANIEL S &			1044 0686	06-15-2005	Q	I	722,500	00							
ROBINSON MYRON F &			0775 0820	09-10-1999	Q	I	298,000	00							
						Total		1,480,600	Total		1,106,500	Total		1,015,900	
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									
SCHS															
NOTES												Appraised Bldg. Value (Card)		721,100	
												Appraised Xf (B) Value (Bldg)		3,800	
												Appraised Ob (B) Value (Bldg)		700	
												Appraised Land Value (Bldg)		889,500	
												Special Land Value		0	
												Total Appraised Parcel Value		1,615,100	
												Valuation Method		C	
												Total Appraised Parcel Value		1,615,100	
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	
2016-465	03-21-2016	RA	Res Add/Alter	75,000		0		SIDING & WINDOWS	06-06-2022	LS			11	Field Review	
									05-17-2022	SF			11	Field Review	
									02-28-2022	EH			01	Cyclical Reinspection	
									08-02-2017	EP			01	Cyclical Reinspection	
									05-22-2017	PH			11	Field Review	
									12-30-2014	EP			01	Cyclical Reinspection	
									06-23-2014	SER			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	14.57	1.00000	5	1.00	0075	2.800			40.8	888,500
1	1010	SINGL FAM M-0	R20		0.010 AC	34,000.00	1.00000	0	1.00	0075	2.800			95,200	1,000
Total Card Land Units					0.51 AC	Parcel Total Land Area					0.51	Total Land Value			889,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	06	Good			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	14	Carpet			
Interior Flr 2	12	Hardwood			
Heat Fuel	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	03	Central			
Total Bedrooms	04	4 Bedrooms			
Total Bthrms:	2				
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	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			759,026		
Year Built			1986		
Effective Year Built			2017		
Depreciation Code			VG		
Remodel Rating					
Year Remodeled					
Depreciation %			5		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			95		
Cns Sect Rcnd			721,100		
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		95		0.00	3,800
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	952	952	952	387.84	369,226
FOP	Porch, Open, Finished	0	36	7	75.41	2,715
FUS	Upper Story, Finished	784	784	784	387.84	304,068
UBM	Basement, Unfinished	0	784	157	77.67	60,891
WDK	Deck, Wood	0	393	39	38.49	15,126
Ttl Gross Liv / Lease Area		1,736	2,949	1,939		752,026

