

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT										
FELDMAN LEE			2 Public Water			Description	Code	Appraised	Assessed							
8 FREDANA ROAD						RESIDENTL	1010	694,400	694,400							
WABAN MA 02468-1104						RES LND	1010	878,100	878,100							
<b>SUPPLEMENTAL DATA</b>																
Alt Prcl ID		Restriction														
PLN#/Rec LC 34426C		Hist Distrct														
Lot# 28		Other Note														
Plan Notes		UC-Misc 1														
Plan Notes		UC-Misc 2														
Plan Notes																
GIS ID M_281550_790925		Assoc Pid#														
							Total	1,572,500	1,572,500							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
FELDMAN LEE	0073	0201	03-29-2013	U	I	850,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MCGUIRE CHARLES F & REBECCA F	0047	0181	06-13-2011	U	I	0	1E	2023	1010	694,400	2022	1010	492,100	2021	1010	492,100
EDGARTOWN TOWN OF	0047	0181	07-07-2010	U	I	1	1L		1010	878,100		1010	798,300		1010	798,400
MCGUIRE CHARLES F & REBECCA F	0047	0181	05-04-1994	Q	V	120,000	00									
JAMPEL MICHAEL A	0047	0097	02-25-1994	Q	V	76,000	00									
							Total	1,572,500	Total	1,290,400	Total	1,290,500				
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																
Nbhd		Nbhd Name		B		Tracing		Batch								
0065																
NOTES																
TAX TAKING 12/31/1998; FORCL 7/2010 REDEEMED LC 47 PG181 CERT 9002 6/11																
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		
699-2021	03-23-2022	CO	CO ISSUED			0			05-23-2022	LS			11	Field Review		
2021-699	04-07-2021	RA	Res Add/Alter	40,000				FINISH BSMNT W/ 1/2 BATH	05-24-2017	PH			11	Field Review		
2018-432	03-19-2018	RA	Res Add/Alter	8,000		0		ROOF	03-30-2017	EP			01	Cyclical Reinspection		
197-2014	05-19-2014	CO	CO ISSUED					POOL	06-03-2015	EP			01	Cyclical Reinspection		
2014-198	11-08-2013	RN	Res New Cons					SHED 8 X 8	06-17-2014	SER			11	Field Review		
2014-197	11-08-2013	RN	Res New Cons					20 X 40 POOL	02-19-2014	EP			01	Cyclical Reinspection		
2014-193	11-07-2013	DE	Demolish					DEMO & NEW SFR	11-29-2011	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	R60		26,279 SF	12.15	1.00000	6	1.00	0065	2.750			33.41	878,100	
					Total Card Land Units	0.60	AC	Parcel Total Land Area					0.60	Total Land Value		878,100

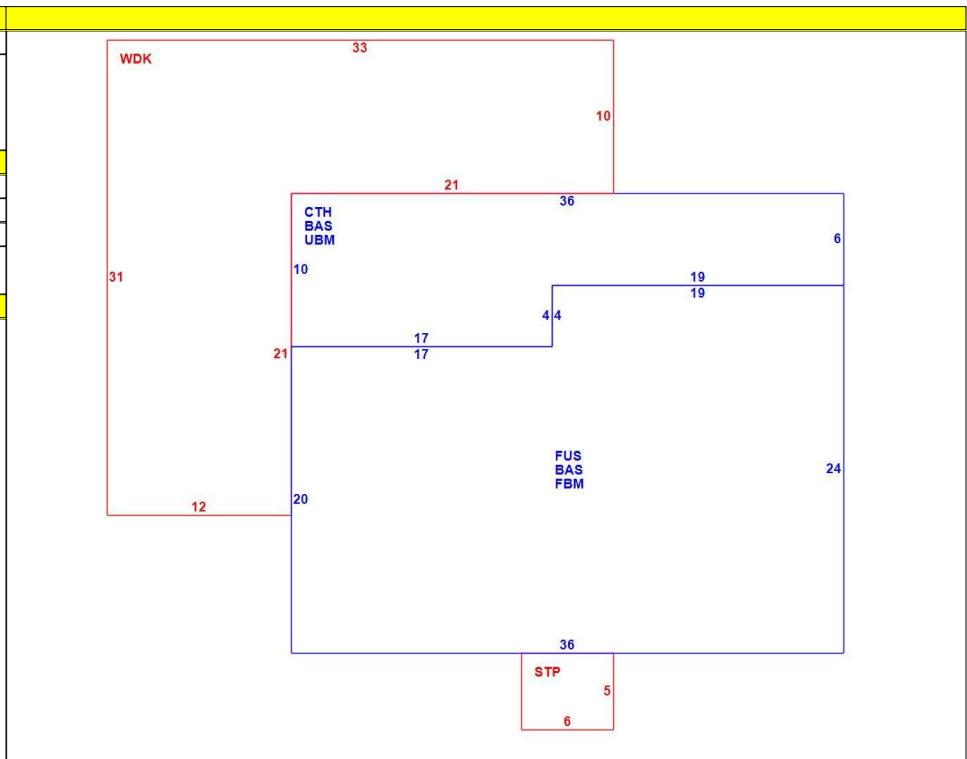
**VISION**

1302  
 EDGARTOWN, MA

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	04	Average +10			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	05	Salt Box			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2	14	Carpet			
Heat Fuel	03	Gas			
Heat Type:	05	Hot Water			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	0				
Bath Style:					
Kitchen Style:					

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	733,126
Year Built	1994
Effective Year Built	2006
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	15
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	85
Cns Sect Rcnd	623,200
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		85		0.00	3,400
SPL1	POOL-INGR C	L	800	80.00	2013		100		0.00	64,000
SHD1	SHED FRAME	L	64	16.00	2013		100		0.00	1,000
ODS	OUTDOOR S	L	1	700.00			100		0.00	700
PAT2	PATIO-GOOD	L	300	7.00	2014		100		0.00	2,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,080	1,080	1,080	306.37	330,882
CTH	Cath Cing	0	284	14	15.10	4,289
FBM	Basement, Finished	0	796	358	137.79	109,681
FUS	Upper Story, Finished	796	796	796	306.37	243,872
STP	Stoop	0	30	3	30.64	919
UBM	Basement, Unfinished	0	284	57	61.49	17,463
WDK	Deck, Wood	0	582	58	30.53	17,770
Ttl Gross Liv / Lease Area		1,876	3,852	2,366		724,876

