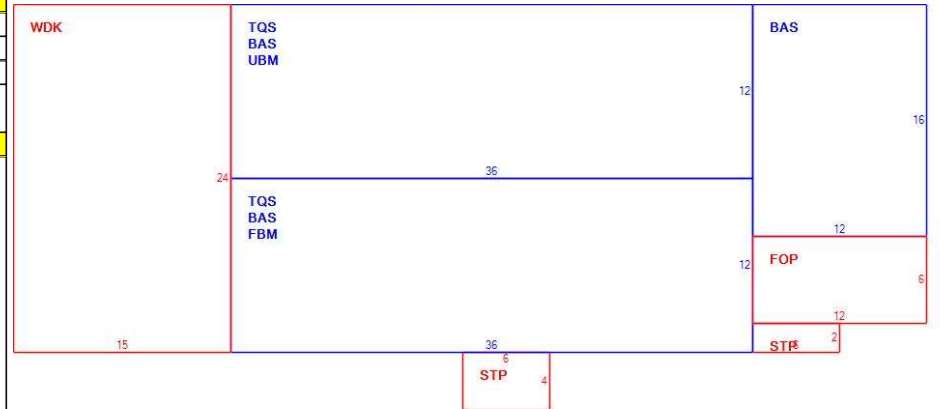


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA  <b>VISION</b>					
MEENAN CAROL--TRS  95 WATERMAN RD  CANTON MA 02021		SUPPLEMENTAL DATA Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_277696_795228				Description	Code	Appraised	Assessed						
						RESIDENTL RES LND	1010 1010	678,600 382,100	678,600 382,100						
						Total		1,060,700	1,060,700						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
MEENAN CAROL--TRS		1634 0357	08-23-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed		
MEENAN DAVID & ROSSI DAVID B & ANN		1484 0132	12-17-2018	Q	I	810,000	00	2023	1010	676,600	2022	1010	426,500		
KATZ EVELYN E		00434 0330	09-12-1985	Q	V	20,000	00		1010	346,600		1010	346,600		
PRICE HENRY L		00377 0361	11-10-1980	Q	V	16,000	00	Total		1,023,200	Total		773,100		
		00353 0222	12-01-1977			0		Total		742,000	Total		742,000		
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											
0040															
NOTES															
LOT 33 SILVA CF 93															
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	
2024-393	11-29-2023	SOLR	Solar Panels			0			05-25-2022	DM			11	Field Review	
2016-591	06-01-2016	RA	Res Add/Alter	20,000		0		REPLACE SIDING & WINDO	06-13-2017	EP			01	Cyclical Reinspection	
47-2014	10-21-2013	CO	CO ISSUED					SFR ALTS	05-25-2017	AU			11	Field Review	
2014-47	08-21-2013	RA	Res Add/Alter					MIN ALTS BATH	02-26-2014	EP			01	Cyclical Reinspection	
									11-09-2011	RK			11	Field Review	
									08-01-2006	EP			51	Cyclical Reinspection	
									08-02-2000	WP			43	Cyclical Reinspection	
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		33,501 SF	10.86	1.00000	4	1.00	0040	1.050			11.4	382,100
Total Card Land Units					0.77	AC	Parcel Total Land Area					0.77	Total Land Value		382,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	04	Cape Cod			
Model	01	Residential			
Grade:	04	Average +10			
Stories:	1.75				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
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	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	6	6 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	792,596
Year Built	1986
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	673,700
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
SHD1	SHED FRAME	L	96	16.00	1997		100		0.00	1,500
ODS	OUTDOOR S	L	1	700.00	2013		100		0.00	700
SHD1	SHED FRAME	L	168	16.00	2016		100		0.00	2,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,056	1,056	1,056	386.21	407,838
FBM	Basement, Finished	0	432	194	173.44	74,925
FOP	Porch, Open, Finished	0	72	14	75.10	5,407
STP	Stoop	0	36	4	42.91	1,545
TQS	Three Quarter Story	648	864	648	289.66	250,264
UBM	Basement, Unfinished	0	432	86	76.88	33,214
WDK	Deck, Wood	0	360	36	38.62	13,904
Ttl Gross Liv / Lease Area		1,704	3,252	2,038		787,097

