

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
DAGOSTINO DOMINICK								Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA
71 OAK AVE								RESIDENTL	1013	1,694,200	1,694,200	
MADISON CT 06443								RES LND	1013	3,729,400	3,729,400	<b>VISION</b>
SUPPLEMENTAL DATA								Total				
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_286484_789751				Restriction Hist District Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#								
								Total 5,423,600 5,423,600				

RECORD OF OWNERSHIP								BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
DAGOSTINO DOMINICK								1620	0871	04-07-2022	Q	I	6,250,000	00	Year	Code	Assessed	Year	Code	Assessed
RT ENTERPRISES LLC								1498	919	06-14-2019	Q	I	2,810,000	00	2023	1013	1,052,900	2022	1013	830,600
BOYNTON SCOTT E								00375	0110	07-08-1980	Q	V	48,750	00		1013	3,543,000		1013	3,050,689
SEWARD CHARLES M								0310	0475	08-02-1973			0		Total 4,595,900 Total 3,881,289 Total 2,998,580					

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	Appraised Bldg. Value (Card)				1,685,200
CPY5								Appraised Xf (B) Value (Bldg)				3,800
								Appraised Ob (B) Value (Bldg)				5,200
								Appraised Land Value (Bldg)				3,729,400
								Special Land Value				0
								Total Appraised Parcel Value				5,423,600
								Valuation Method				C
								Total Appraised Parcel Value				5,423,600

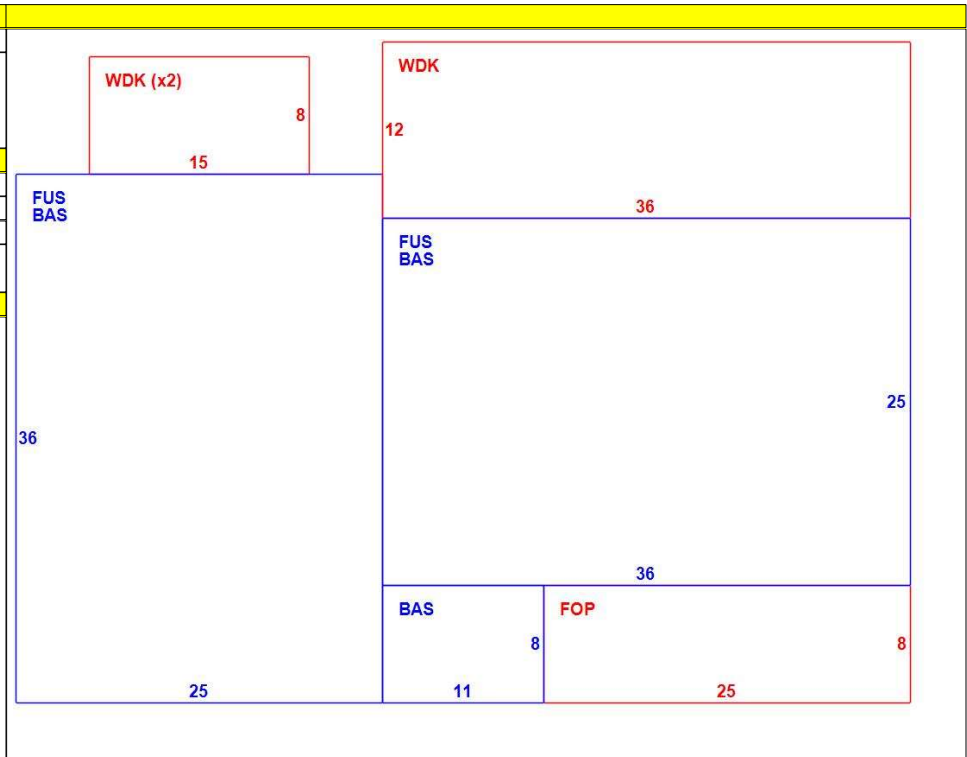
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result
2022-752	05-16-2022	RN	Res New Cons			0		BUILD 12X16 SHD		06-06-2023	EH			01	Cyclical Reinspection
27-2005	04-12-2019	CO	CO ISSUED			0		SFR		05-26-2022	LS			11	Field Review
2005-27	08-04-2004	RA	Res Add/Alter					ADDITION		08-31-2021	EH			01	Cyclical Reinspection
2003:47	07-01-2002	RE	MINOR ALT		01-31-2003	100	01-01-2003			05-16-2017	DM			11	Field Review
										11-28-2011	DM			11	Field Review
										08-17-2010	EP			12	Bldg Permit/Measur/New C
										07-09-2009	EP			12	Bldg Permit/Measur/New C

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	1013	SFR WATER M-	R12		130,680	SF 2.04	1.00000	6	1.00	CPY5	2.000	WF	W60	24.48	3,199,000
1	1013	SFR WATER M-	R12		180	FF 0.00	1.00000	0	1.00	CPY5	2.000			0	0
1	1013	SFR WATER M-	R12		1.300	AC 34,000.00	1.00000	0	1.00	CPY5	2.000		W60	408,000	530,400
Total Card Land Units					4.30	AC	Parcel Total Land Area					4.30	Total Land Value		3,729,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	07	Standard Plus			
Model	01	Residential			
Grade:	05	Ave/Good			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	07	Gambrel			
Roof Cover	10	Wood Shingle			
Interior Wall 1	06	Cust Wd Panel			
Interior Wall 2					
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2					
Heat Fuel	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	02	Heat Pump			
Total Bedrooms	04	4 Bedrooms			
Total Bthrms:	3				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	6				
Bath Style:	01	Old Style			
Kitchen Style:	01	Old Style			

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	1,773,891
Year Built	1980
Effective Year Built	2017
Depreciation Code	VG
Remodel Rating	
Year Remodeled	2004
Depreciation %	5
Functional Obsol	
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	95
Cns Sect Rcnld	1,685,200
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	2013		95		0.00	3,800
ODS	OUTDOOR S	L	1	700.00			100		0.00	700
SHD1	SHED FRAME	L	64	16.00			100		0.00	1,000
SHD2	W/LIGHTS ET	L	192	18.00			100		0.00	3,500

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,888	1,888	1,888	463.48	875,043
FOP	Porch, Open, Finished	0	200	40	92.70	18,539
FUS	Upper Story, Finished	1,800	1,800	1,800	463.48	834,257
WDK	Deck, Wood	0	672	67	46.21	31,053
Ttl Gross Liv / Lease Area		3,688	4,560	3,795		1,758,892

