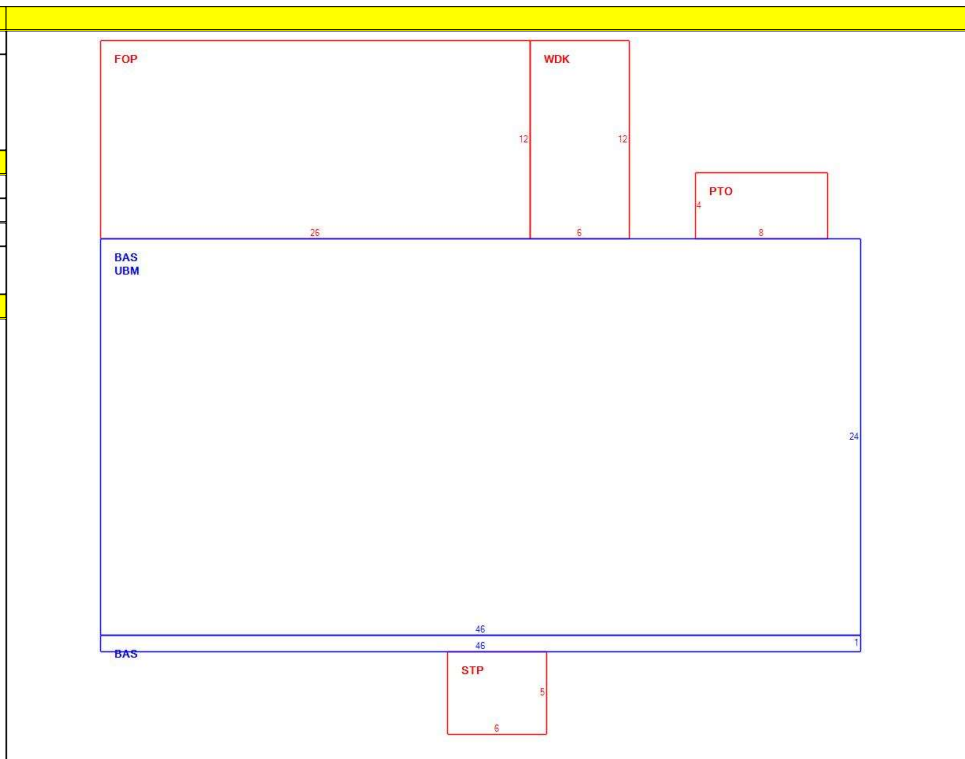


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
WHEELER KATHLEEN B 113 BEECHNUT RD WESTWOOD MA 02090						Description	Code	Appraised	Assessed							
						RESIDENTL	1010	528,200	528,200	VISION						
						RES LND	1010	1,526,900	1,526,900							
SUPPLEMENTAL DATA																
Alt Prcl ID PLN#/Rec CF 87 ATWOOD Lot# 19 Plan Notes Plan Notes Plan Notes GIS ID M_282237_789634						Restriction Hist Distrct Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#										
						Total		2,055,100	2,055,100							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
WHEELER KATHLEEN B		1426 0057	12-30-2016	U	I	2,240,875	1A	Year	Code	Assessed	Year	Code	Assessed			
BAKER ANNE E TRS		1289 0126	08-15-2012	U	I	1	1A	2023	1010	413,200	2022	1010	315,600			
BAKER GERARD A & ANNE B		00356 0510	05-01-1978			0			1010	1,590,100	2021	1010	1,499,268			
								Total		2,003,300	Total		1,814,868			
								Total			Total		1,575,127			
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor								
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int								
									APPRAISED VALUE SUMMARY							
Total			0.00						Appraised Bldg. Value (Card) 525,600							
									Appraised Xf (B) Value (Bldg) 0							
									Appraised Ob (B) Value (Bldg) 2,600							
									Appraised Land Value (Bldg) 1,526,900							
									Special Land Value 0							
									Total Appraised Parcel Value 2,055,100							
									Valuation Method C							
									Total Appraised Parcel Value 2,055,100							
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		
2020-325	12-02-2019	RA		9,000		0		ASPHALT ROOFING	05-23-2022	LS			11	Field Review		
2010-22	08-12-2009	RN	Res New Cons					10 X 12 SHED	09-10-2020	EP			01	Cyclical Reinspection		
2008-156	12-31-2008	RA	Res Add/Alter					replace windows	05-24-2017	PH			11	Field Review		
									09-26-2012	EP			11	Field Review		
									06-14-2012	EP			11	Field Review		
									11-28-2011	DM			11	Field Review		
									02-24-2011	EP			01	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		21,948 SF	14.49	1.00000	6	1.00	0070	3.200	VV	V15	69.57	1,526,900	
Total Card Land Units					0.50	AC	Parcel Total Land Area					0.50	Total Land Value			1,526,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	08	Raised Ranch			
Model	01	Residential			
Grade:	05	Average +20			
Stories:	1	1 Story			
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	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2	14	Carpet			
Heat Fuel	04	Electric			
Heat Type:	07	Electr Basebrd			
AC Type:	01	None			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
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	618,339
Year Built	1978
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	525,600
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
ODS	OUTDOOR S	L	1	700.00	2007		100		0.00	700
SHD1	SHED FRAME	L	120	16.00	2009		100		0.00	1,900

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,150	1,150	1,150	427.62	491,763
FOP	Porch, Open, Finished	0	312	62	84.98	26,512
PTO	Patio	0	32	3	40.09	1,283
STP	Stoop	0	30	3	42.76	1,283
UBM	Basement, Unfinished	0	1,104	221	85.60	94,504
WDK	Deck, Wood	0	72	7	41.57	2,993
Ttl Gross Liv / Lease Area		1,150	2,700	1,446		618,338

