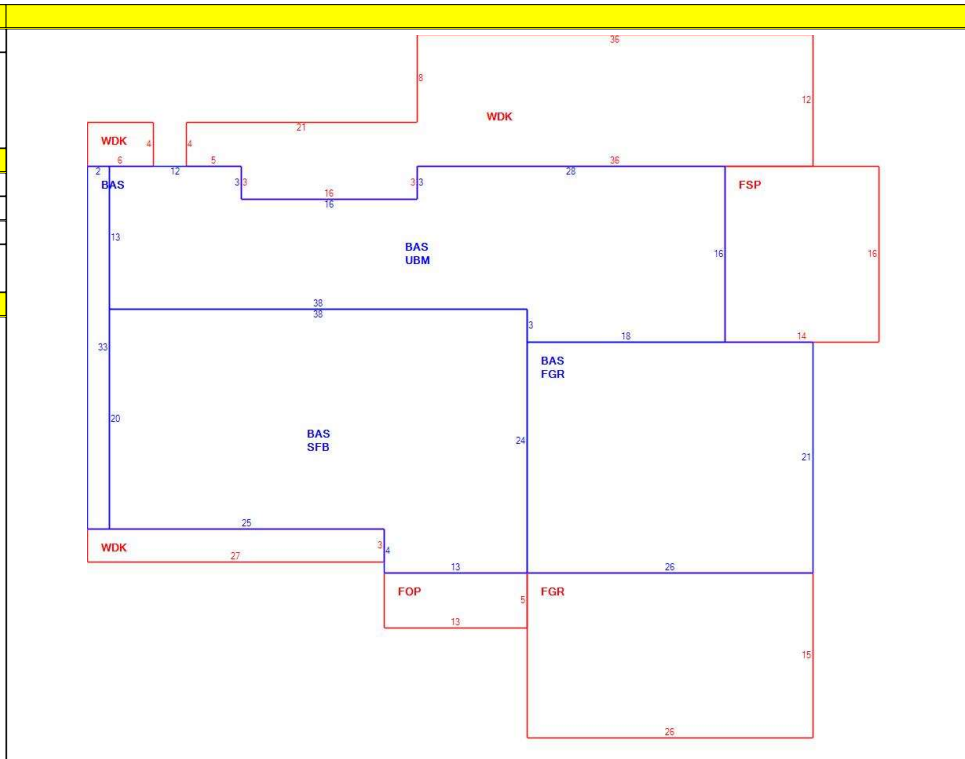


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA					
GUADAGNO ANGELO & SHARON						Description	Code	Appraised	Assessed						
171 MARLBOROUGH ST APT 3 BOSTON MA 02116						RESIDENTL	1010	1,260,800	1,260,800	VISION					
						RES LND	1010	1,508,000	1,508,000						
SUPPLEMENTAL DATA															
Alt Prcl ID		PLN#/Rec LC 8761-4		Restriction											
Lot# 883				Hist Distrct											
Plan Notes				Other Note											
Plan Notes				UC-Misc 1											
Plan Notes				UC-Misc 2											
GIS ID M_282562_789514				Assoc Pid#											
						Total		2,768,800	2,768,800						
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
GUADAGNO ANGELO & SHARON		00036 0293	08-27-1986	U	I	422,500	1	Year	Code	Assessed	Year	Code	Assessed		
TSIMORTOS PETER S		00029 0243	04-20-1982	U	V	1	1B	2023	1010	899,900	2022	1010	648,800		
THANOS ELEANOR TRS		00027 0271	09-26-1980	U	V	140,000	1		1010	1,570,800	2021	1010	1,481,040		
ATWOOD ELEANOR B--TRS		00010 0479				0		Total		2,470,700	Total		2,129,840		
								Total		1,783,304	Total		1,783,304		
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)				1,254,100			
0070							Appraised Xf (B) Value (Bldg)				1,700				
								Appraised Ob (B) Value (Bldg)				5,000			
								Appraised Land Value (Bldg)				1,508,000			
								Special Land Value				0			
								Total Appraised Parcel Value				2,768,800			
								Valuation Method				C			
								Total Appraised Parcel Value				2,768,800			
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	
2023-414	02-03-2023	RA	Res Add/Alter			0		REPLACE WINDOW	05-23-2022	LS			11	Field Review	
2021-932	07-07-2021	RN	Res New Cons	28,000				BLD 12X20 SHED	05-05-2022	EH			01	Cyclical Reinspection	
2020-139	09-30-2019	SOLR		40,000		0		ROOF MOUNTED SOLAR	10-11-2018	EP			01	Cyclical Reinspection	
2018-236	11-28-2017	RA	Res Add/Alter	54,000		0		REMOVE REPLACE DECK S	05-24-2017	PH			11	Field Review	
2017-660	06-21-2017	RA	Res Add/Alter	0		0		WEATHERIZATION	11-10-2011	DM			11	Field Review	
2010-227	04-12-2010	RA	Res Add/Alter					ADD TO DECK & BUILD 14 X	02-24-2011	EP			00	Measur+Listed	
								08-01-2008		JR	04		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		66,000 SF	6.49	1.00000	6	1.00	0070	3.200	WV -SEE NOTES	V01	22.85	1,508,000
Total Card Land Units					1.52 AC	Parcel Total Land Area					1.52	Total Land Value			1,508,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	08	Raised Ranch			
Model	01	Residential			
Grade:	06	Good			
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					
Interior Flr 1	14	Carpet			
Interior Flr 2	05	Vinyl/Asph/Lam			
Heat Fuel	02	Oil			
Heat Type:	04	Forced Air-Duc			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	3				
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		1,475,425			
Year Built		1982			
Effective Year Built		2007			
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 Rcnld		1,254,100			
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
FPL	MTL-WD C/PI	B	1	2000.00	2001		85		0.00	1,700
ODP	OUTDOOR PL	L	1	700.00			100		0.00	700
SHD2	W/LIGHTS ET	L	240	18.00			100		0.00	4,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	2,158	2,158	2,158	426.82	921,073
FGR	Garage	0	936	374	170.54	159,630
FOP	Porch, Open, Finished	0	65	13	85.36	5,549
FSP	Porch, Screen, Finished	0	224	56	106.70	23,902
SFB	Base, Semi-Finished	0	812	609	320.11	259,932
UBM	Basement, Unfinished	0	734	147	85.48	62,742
WDK	Deck, Wood	0	669	67	42.75	28,597
Ttl Gross Liv / Lease Area		2,158	5,598	3,424		1,461,425

