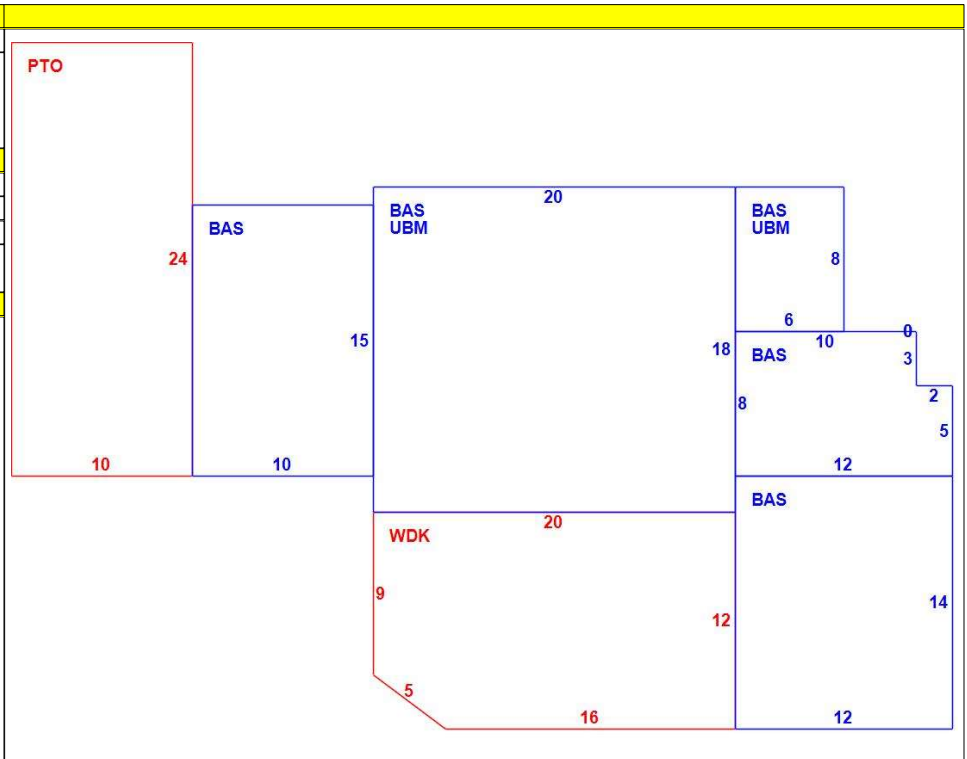


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA  <b>VISION</b>						
PEREIRA MAIRA AVANSINI  PO BOX 802  VINEYARD HAVEN MA 02568		2	Public Water			Description	Code	Appraised	Assessed			RESIDENTL 1090 346,400 346,400 RES LND 1090 203,700 203,700				
		<b>SUPPLEMENTAL DATA</b>				Total 550,100 550,100										
Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_279380_795425		Restriction Hist District Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#														
<b>RECORD OF OWNERSHIP</b>		<b>BK-VOL/PAGE</b>	<b>SALE DATE</b>	<b>Q/U</b>	<b>V/I</b>	<b>SALE PRICE</b>	<b>VC</b>	<b>PREVIOUS ASSESSMENTS (HISTORY)</b>								
PEREIRA MAIRA AVANSINI		1413 0964	08-31-2016	Q	I	380,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
GOMES ANDERSON C		1002 0657	05-27-2004	U	I	249,432	1	2023	1090	305,100	2022	1090	268,500	2021	1090	218,000
COGGSHALL BERNICE		00470 0171	03-26-1987	U	I	1	1A		1090	249,500		1090	263,300		1090	239,400
COGGSHALL HERBERT A &		0274 0074	10-03-1968			0		Total		554,600	Total		531,800	Total		457,400
<b>EXEMPTIONS</b>			<b>OTHER ASSESSMENTS</b>				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm	Int							
Total			0.00													
<b>ASSESSING NEIGHBORHOOD</b>										<b>APPRAISED VALUE SUMMARY</b>						
Nbhd	Nbhd Name		B	Tracing		Batch										
0030																
<b>NOTES</b>																
L 62-64 BLK O OCHGTS ?OFFICE IN SMALL SHED KITCHEN RENO 2015 & CONV 1BR TO LR										Appraised Bldg. Value (Card) 341,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,400 Appraised Land Value (Bldg) 203,700 Special Land Value 0 Total Appraised Parcel Value 550,100 Valuation Method C Total Appraised Parcel Value 550,100						
<b>BUILDING PERMIT RECORD</b>										<b>VISIT / CHANGE HISTORY</b>						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result	
2015-294	01-22-2015	RA	Res Add/Alter	8,500		0		CONV BR TO LR; ?RENO KIT		05-31-2022	DM			11	Field Review	
2004-307	06-08-2004	RA	Res Add/Alter			100		GARAGE W/DET BR ABOVE		05-18-2021	EP			01	Cyclical Reinspection	
										03-01-2019	EP			01	Cyclical Reinspection	
										05-23-2017	AU			11	Field Review	
										03-10-2016	EP			01	Cyclical Reinspection	
										11-14-2011	RK			11	Field Review	
										07-17-2006	EP			52	Cyclical Follow-up	
<b>LAND LINE VALUATION SECTION</b>																
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	1090	MULTI HSES	R20		9,000 SF	32.34	1.00000	3	1.00	0030	0.700				22.64	203,700
Total Card Land Units					0.21	AC	Parcel Total Land Area					0.21	Total Land Value			203,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	01	Ranch			
Model	01	Residential			
Grade:	02	Below Average			
Stories:	1	1 Story			
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	19	Brick Veneer			
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2	14	Carpet			
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	01	None			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
Bath Style:					
Kitchen Style:					
<b>CONDO DATA</b>					
Parcel Id		C	Owne	0.0	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			346,596		
Year Built			1940		
Effective Year Built			1992		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			30		
Functional Obsol			0		
External Obsol			0		
Trend Factor			1		
Condition					
Condition %					
Percent Good			70		
Cns Sect Rcnd			242,600		
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
SHD1	SHED FRAME	L	48	16.00			100		0.00	800
SHD1	SHED FRAME	L	288	16.00			100		0.00	4,600

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	816	816	816	366.77	299,283
PTO	Patio	0	240	24	36.68	8,802
UBM	Basement, Unfinished	0	408	82	73.71	30,075
WDK	Deck, Wood	0	234	23	36.05	8,436
Ttl Gross Liv / Lease Area		816	1,698	945		346,596



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
PEREIRA MAIRA AVANSINI		2	Public Water			Description	Code	Appraised	Assessed							
PO BOX 802						RESIDENTL	1090	346,400	346,400	<b>VISION</b>						
VINEYARD HAVEN MA 02568						RES LND	1090	203,700	203,700							
SUPPLEMENTAL DATA						Total		550,100	550,100							
Alt Prcl ID		Restriction		Hist Distrct												
PLN#/Rec		Other Note		UC-Misc 1												
Lot#		UC-Misc 2		Assoc Pid#												
Plan Notes																
Plan Notes																
Plan Notes																
GIS ID M_279380_795425																
RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
PEREIRA MAIRA AVANSINI			1413 0964	08-31-2016	Q	I	380,000	00	Year	Code	Assessed	Year	Code	Assessed		
GOMES ANDERSON C			1002 0657	05-27-2004	U	I	249,432	1	2023	1090	305,100	2022	1090	268,500		
COGGSHALL BERNICE			00470 0171	03-26-1987	U	I	1	1A		1090	249,500	2021	1090	263,300		
COGGSHALL HERBERT A &			0274 0074	10-03-1968			0		Total		554,600	Total		531,800		
		Total										Total		457,400		
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)			341,000					
0030								Appraised Xf (B) Value (Bldg)			0					
									Appraised Ob (B) Value (Bldg)			5,400				
									Appraised Land Value (Bldg)			203,700				
									Special Land Value			0				
									Total Appraised Parcel Value			550,100				
									Valuation Method			C				
									Total Appraised Parcel Value			550,100				
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		
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	
2	1090	MULTI HSES			0 SF	0.00	1.00000		1.00		1.000			0	0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.21	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	10	Standard Basic			
Model:	01	Residential			
Grade:	03	Average			
Stories:	2				
Occupancy					
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	19	Brick Veneer			
Roof Structure:	07	Gambrel			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2					
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	02	Heat Pump			
Total Bedrooms	01	1 Bedroom			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:					
Bath Style:					
Kitchen Style:					
<b>CONDO DATA</b>					
Parcel Id		C	Ownr	0.0	
			B	S	
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New			109,298		
Year Built			2004		
Effective Year Built			2012		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			10		
Functional Obsol					
External Obsol					
Trend Factor			1		
Condition					
Condition %					
Percent Good			90		
Cns Sect Rcnld			98,400		
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

FUS  
FGR

22

32

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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
FGR	Garage	0	704	282	44.40	31,260	
FUS	Upper Story, Finished	704	704	704	110.85	78,038	
Ttl Gross Liv / Lease Area		704	1,408	986		109,298	

