

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT					
COURTNEY BARBARA M TRS 18 NO SUMMER ST REALTY TRUST 34 GAINES WAY BOX 266 EDGARTOWN MA 02539			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed	1302 EDGARTOWN, MA  <b>VISION</b>	
			3 Public Sewer	1 Paved		RESIDENTL	0130	765,156	765,156		
		<b>SUPPLEMENTAL DATA</b>				RES LND	0130	388,296	388,296		
Alt Prcl ID		Restriction			COMMERCL	0310	1,090,844	1,090,844	Total	2,798,000	2,798,000
PLN#/Rec		Hist Distrct X			COMM LND	0310	553,704	553,704			
Lot#		Other Note									
Plan Notes		UC-Misc 1									
Plan Notes		UC-Misc 2									
Plan Notes											
GIS ID		M_282479_793843			Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
COURTNEY BARBARA M TRS	1303	0059	12-27-2012	U	I	1	1A	2023	0130	765,156	2022	0130	546,334	2021	0130	343,995
COURTNEY EUGENE J & BARBARA M	0582	0899	06-25-1992	U	I	225,000	1L		0130	388,296		0130	275,516		0130	275,516
MARTHAS VINEYARD NATIONAL BANK	0577	0068	04-07-1992	U	I	250,000	1L		0310	1,090,844		0310	773,866		0310	487,305
ANTIOCO PETER	00447	0848	05-08-1986	Q	I	358,000	00		0310	553,704		0310	392,884		0310	392,884
CARR GERALDINE	00436	0204	10-23-1985	Q	I	220,000	00	Total		2,798,000	Total		1,988,600	Total		1,499,700

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													

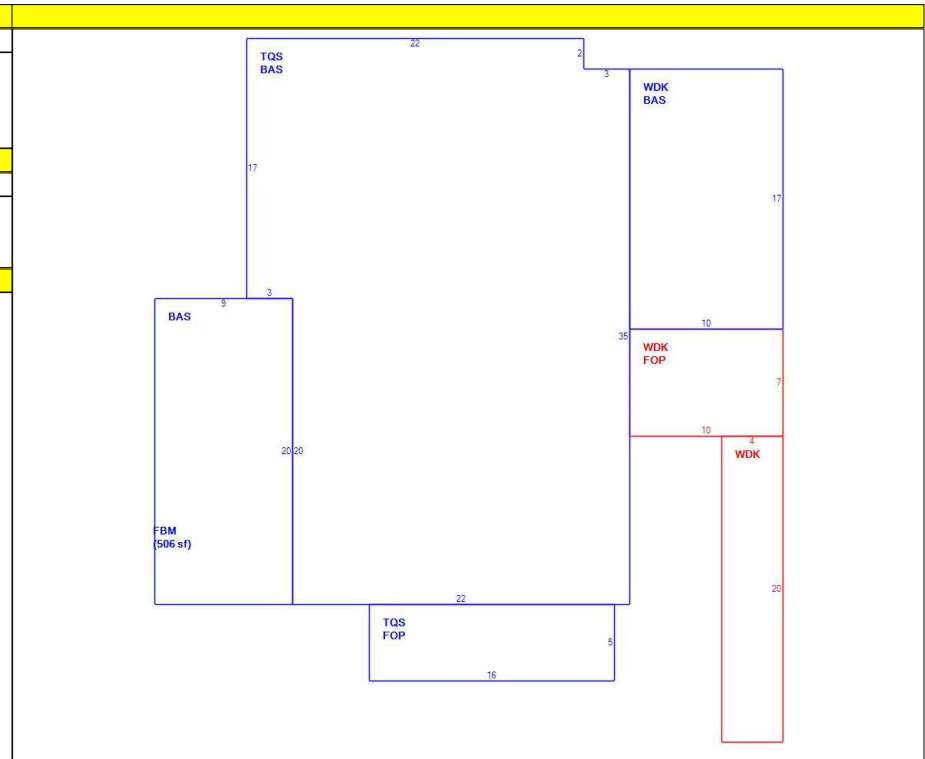
ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
CBD2				

NOTES				APPRAISED VALUE SUMMARY				
WALK OUT FBM				Appraised Bldg. Value (Card)				1,854,000
TQS= (1) 1BDR APT				Appraised Xf (B) Value (Bldg)				2,000
GAS MONITOR HEAT				Appraised Ob (B) Value (Bldg)				0
				Appraised Land Value (Bldg)				942,000
				Special Land Value				0
8,400 SF LOT				Total Appraised Parcel Value				2,798,000
				Valuation Method				C
				Total Appraised Parcel Value				2,798,000

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	
2020-649	06-18-2020	CA		25,000		0		INTERIOR RENOVATIONS	05-03-2017	DT			11	Field Review	
2011-227	03-09-2011	CA	Comm Add/Alte					MINOR RETAIL ALTERATION	09-29-2014	EP			01	Cyclical Reinspection	
									02-09-2012	EP			11	Field Review	
									03-21-2011	DT			11	Field Review	
									12-21-2007	EP			11	Field Review	
									04-24-2007	DT			11	Field Review	
									01-02-2002	DT			11	Field Review	

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value		
1	0326	REST/CLUBS	B1		3,737 SF	249.19	1.00000	0	1.00	CBD2	0.450			0	112.14	419,100	
Total Card Land Units					0.09	AC	Parcel Total Land Area: 0.19					Total Land Value					942,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	80	Apt/Store			
Model	94	Commercial			
Grade	04	Above Ave			
Stories:	1.75				
Occupancy	2.00				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
RooF Structure	07	Gambrel			
RooF Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plastered			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heating Fuel	03	Gas			
Heating Type	02	Floor Furnace			
AC Type	02	Heat Pump			
Bldg Use	0326	REST/CLUBS			
Total Rooms					
Total Bedrms	01				
Total Baths	1.5				
Heat/AC	00	NONE			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	06	CEIL & WALLS			
Rooms/Prtns	02	AVERAGE			
Wall Height	8.00				
% Conn Wall	0.00				
1st Floor Use:	0326				
			<b>MIXED USE</b>		
			Code	Description	Percentage
			0326	REST/CLUBS	61
			0101	SINGL FAM M-01	39
					0
			<b>COST / MARKET VALUATION</b>		
			RCN		1,263,159
			Year Built		1890
			Effective Year Built		1991
			Depreciation Code		G
			Remodel Rating		
			Year Remodeled		
			Depreciation %		30
			Functional Obsol		5
			External Obsol		0
			Trend Factor		1
			Condition		
			Condition %		
			Percent Good		65
			Cns Sect Rcndd		821,100
			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	% Good	Grade	Grade Adj	Appr. Value
FPL1	FPL MSNRY 1S	B	1	3000.00	1981		65		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,209	1,209	1,209	544.23	657,975	
FBM	Basement, Finished	228	506	228	245.23	124,085	
FOP	Porch, Open, Finished	0	150	38	137.87	20,681	
TQS	Three Quarter Story	798	939	798	462.51	434,296	
WDK	Deck, Wood	0	320	48	81.63	26,123	
Ttl Gross Liv / Lease Area		2,235	3,124	2,321		1,263,160	



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			3 Public Sewer	1 Paved		RESIDENTL	0130	765,156	765,156	
		<b>SUPPLEMENTAL DATA</b>					RES LND	0130	388,296	
		Alt Prcl ID	Restriction			COMMERCL	0310	1,090,844	1,090,844	
		PLN#/Rec	Hist Distrct X			COMM LND	0310	553,704	553,704	
		Lot#	Other Note							
		Plan Notes	UC-Misc 1							
		Plan Notes	UC-Misc 2							
		Plan Notes								
		GIS ID	M_282479_793843		Assoc Pid#					
						Total		2,798,000	2,798,000	

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MARTHAS VINEYARD NATIONAL BANK	0577	0068	04-07-1992	U	I	250,000	1L		0130	388,296		0130	275,516		0130	275,516
ANTIOCO PETER	00447	0848	05-08-1986	Q	I	358,000	00		0310	1,090,844		0310	773,866		0310	487,305
CARR GERALDINE	00436	0204	10-23-1985	Q	I	220,000	00		0310	553,704		0310	392,884		0310	392,884
								Total		2,798,000	Total		1,988,600	Total		1,499,700

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										
CBD2														

NOTES										VISIT / CHANGE HISTORY									
BAS=RETAIL (WHEEL HAPPY)					REAR FACES N. SUMMER														
TQS=2 APTS[EST]					ECO=POOR VISIBILITY TO														
UGR=STORAGE					PEDESTRIAN TRAFFIC														
THIS BLDG 57% COMM USE																			
THIS BLDG FRONTS ON																			
TOWN PARKING LOT BEHIND COURT HOUSE																			
										Total Appraised Parcel Value					2,798,000				

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	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value		
2	0325	RETAIL <10K SF	B1		4,663 SF	249.19	1.00000	0	1.00	CBD2	0.450		0	112.14	522,900		
Total Card Land Units					0.11	AC	Parcel Total Land Area: 0.19					Total Land Value					942,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	80	Apt/Store			
Model	94	Commercial			
Grade	03	Average			
Stories:	1.75				
Occupancy	4.00				
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 Floor 1	14	Carpet	RCN		1,307,468
Interior Floor 2					
Heating Fuel	02	Oil	Year Built		1997
Heating Type	04	Forced Air-Duc	Effective Year Built		2005
AC Type	01	None	Depreciation Code		A
Bldg Use	0325	RETAIL <10K SF	Remodel Rating		
Total Rooms			Year Remodeled		
Total Bedrms	00		Depreciation %		16
Total Baths	0		Functional Obsol		0
Heat/AC	00	NONE	External Obsol		5
Frame Type	02	WOOD FRAME	Trend Factor		1
Baths/Plumbing	02	AVERAGE	Condition		
Ceiling/Wall	06	CEIL & WALLS	Condition %		
Rooms/Prtns	02	AVERAGE	Percent Good		79
Wall Height	8.00		Cns Sect Rcnd		1,032,900
% Comn Wall	0.00		Dep % Ovr		
1st Floor Use:	0325		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	% Good	Grade	Grade Adj	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,344	1,344	1,344	448.07	602,206	
TQS	Three Quarter Story	1,142	1,344	1,142	380.73	511,696	
UGR	Garage, Unfinished	0	1,344	403	134.35	180,572	
WDK	Deck, Wood	0	192	29	67.68	12,994	
Ttl Gross Liv / Lease Area		2,486	4,224	2,918		1,307,468	

