

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
ROBERTS JOHN A III TRS ISLAND REALTY TRUST PO BOX 4068			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed
			3 Public Sewer	1 Paved		3260	3260	1,271,400	1,271,400
VINEYARD HAV MA 02568		SUPPLEMENTAL DATA				3260	3260	1,537,600	1,537,600
		Alt Prcl ID PLN#/Rec Lot# Plan Notes Plan Notes Plan Notes GIS ID M_282592_793746		Restriction Hist Distrct X Other Note UC-Misc 1 UC-Misc 2 Assoc Pid#		Total		2,809,000	2,809,000

1302
 EDGARTOWN, MA
VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
ROBERTS JOHN A III TRS		1264	0895	12-22-2011	U	I	1,538,000	1I	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
TERRITORY PROPERTIES II LLC		0063	0325	05-23-2005	U	I	2,620,000	1B	2023	3260	1,271,400	2022	3260	891,500	2021	3260	891,500
MASON LEAH TRS		0716	0219	12-18-1997	U	I	1,100,000	1F		3260	1,537,600		3260	1,025,061		3260	1,025,061
MASON LEAH TRS		0053	0059	12-18-1997	Q	I	1,100,000	00	Total								
EDGARTOWN COFFEE SHOP INC		0016	0412	10-29-1968			0		2,809,000		Total		1,916,561		Total		1,916,561

EXEMPTIONS			OTHER ASSESSMENTS					
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int
Total			0.00					

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	1,249,600
Appraised Xf (B) Value (Bldg)	21,800
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	1,537,600
Special Land Value	0
Total Appraised Parcel Value	2,809,000
Valuation Method	C
Total Appraised Parcel Value	2,809,000

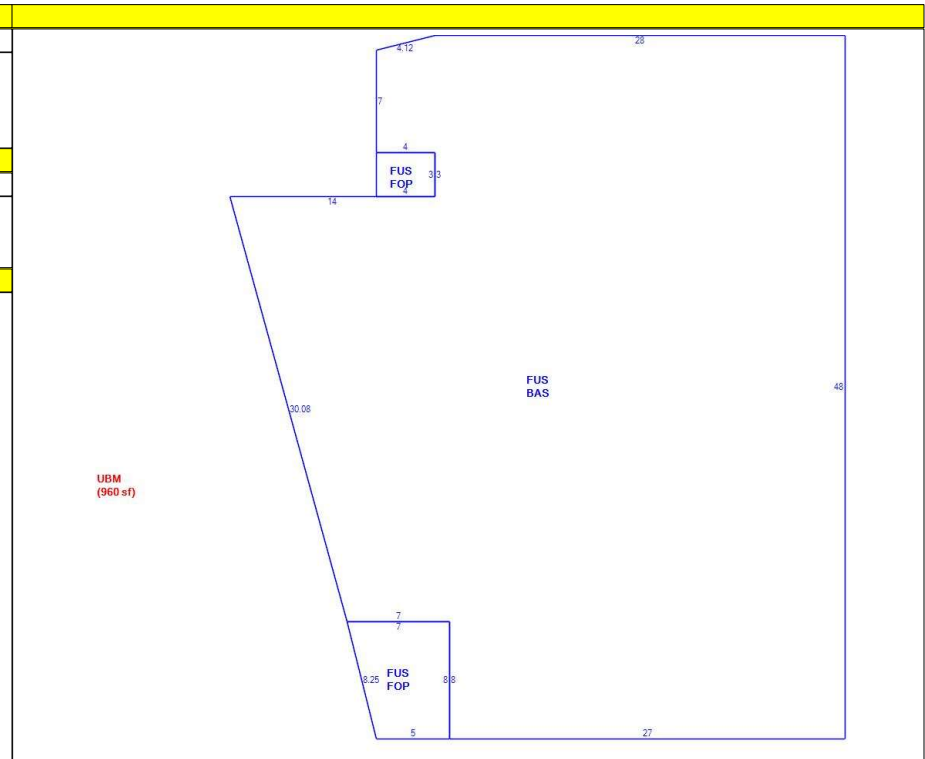
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
CBD1			

NOTES	
IVG; PARTIAL VIEWS FROM FUS HAS CHAIR LIFT UP STAIRS ROCKFISH RESTAURANT TOTAL RENOV 2012-2013	
ASAP**** RE-CK ALL, NEW PHOTOS	
2005 SALE TO TENANT=B	

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	
2021-796	04-29-2021	RA	Res Add/Alter	9,800		100		REPLACE SIDING	05-10-2017	DT			11	Field Review	
263-2014	11-18-2014	CO	CO ISSUED			100		RESTAURANT ALTER	11-01-2016	EP			01	Cyclical Reinspection	
2014-263	12-26-2013	CA	Comm Add/Alte			100		REPAIR WATER DAMAGE	03-21-2011	DT			11	Field Review	
2012-291	03-19-2012	RA	Res Add/Alter			100		INTERIOR ALTERATIONS 260	04-24-2007	DT			11	Field Review	
									05-11-2004	DT			11	Field Review	
									01-02-2002	DT			11	Field Review	
									09-25-2000	KF			00	Measur+Listed	

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	326C	REST/CLUBS	B1		1,790 SF	780.89	1.00000	A	1.00	CBD1	1.000	X 110% VW/CRNR		0	858.98	1,537,600	
Total Card Land Units					0.04	AC	Parcel Total Land Area: 0.04					Total Land Value					1,537,600

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description	Element	Cd	Description					
Style:	30	Restaurant								
Model	94	Commercial								
Grade	04	Above Ave								
Stories:	2									
Occupancy	1.00									
Exterior Wall 1	11	Clapboard								
Exterior Wall 2	14	Wood Shingle								
Roof Structure	03	Gable/Hip								
Roof Cover	03	Asph/F Gls/Cmp								
Interior Wall 1	06	Cust Wd Panel								
Interior Wall 2										
Interior Floor 1	12	Hardwood								
Interior Floor 2	14	Carpet								
Heating Fuel	02	Oil								
Heating Type	04	Forced Air-Duc								
AC Type	03	Central								
Bldg Use	326C	REST/CLUBS								
Total Rooms										
Total Bedrms	00									
Total Baths	3									
Heat/AC	01	HEAT/AC PKGS								
Frame Type	02	WOOD FRAME								
Baths/Plumbing	02	AVERAGE								
Ceiling/Wall	06	CEIL & WALLS								
Rooms/Prtns	02	AVERAGE								
Wall Height	11.00									
% Comn Wall	0.00									
1st Floor Use:	326C									
					MIXED USE					
					Code	Description	Percentage			
					326C	REST/CLUBS	100			
							0			
							0			
					COST / MARKET VALUATION					
					RCN	1,622,842				
					Year Built	1970				
					Effective Year Built	1998				
					Depreciation Code	VG				
					Remodel Rating					
					Year Remodeled	2012				
					Depreciation %	23				
					Functional Obsol	0				
					External Obsol	0				
					Trend Factor	1				
					Condition					
					Condition %					
					Percent Good	77				
					Cns Sect Rcndd	1,249,600				
					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	% Good	Grade	Grade Adj	Appr. Value
SPR2	WET/CONCEA	B	3,372	2.10	1995		77		0.00	5,500
CLR1	COOLER	B	182	37.00	1995		77		0.00	5,200
CLR1	COOLER	B	56	37.00	1995		77		0.00	1,600
LFT2	LIFT-HEAVY	B	2	6200.00	1995		77		0.00	9,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,656	1,656	1,656	464.60	769,375	
FOP	Porch, Open, Finished	0	60	15	116.15	6,969	
FUS	Upper Story, Finished	1,716	1,716	1,630	441.31	757,295	
UBM	Basement, Unfinished	0	960	192	92.92	89,203	
Ttl Gross Liv / Lease Area		3,372	4,392	3,493		1,622,842	

