

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT			
DEFEO, PETER			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed
FRIGOLETTO, DARA			3 Public Sewer	1 Paved		RESIDENTL	1010	2,155,200	2,155,200
7 WHITNEY CIRCLE		SUPPLEMENTAL DATA				RES LND	1010	9,371,700	9,371,700
NATICK MA 01760		Alt Prcl ID	Restriction		Total 11,526,900 11,526,900				
		PLN#/Rec LC 12516	Hist Distrct X						
		Lot# PB16 PG135 2/2/11	Other Note						
		Plan Notes RE: SPLIT EASEMT AREA	UC-Misc 1						
		Plan Notes	UC-Misc 2						
		Plan Notes							
		GIS ID M_282518_793600	Assoc Pid#						

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)					
DEFEO, PETER	80	125	09-12-2019	Q	I	8,769,000	00	Year	Code	Assessed	Year	Code	Assessed
REED CYNTHIA--TRS	0068	0113	12-05-2008	U	I	8,350,000	1V	2023	1010	2,155,200	2022	1010	1,430,100
OLIVER ANNA LOUISE VIETOR SHEEHAN	0067	0287	05-14-2008	U	I	1	1A		1010	9,371,700	2021	1010	8,993,031
VIETOR ANNA G B &	00022	0395	09-01-1977			0		Total		11,526,900	Total		10,423,131
								Total		9,085,838	Total		9,085,838

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

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
SW39				

NOTES	
2009:2/3 SFR DEMO'D, 1/3 GUT REHAB	20D-326.1 HAS EASEMENT TO & USE OF DOCK
ORIG SFR EST AYB 1900;#BR&BTHS ESTIMATED	DOCK REBLT '08 (WAS ON 20D-327 THRU F12)
PAVILLION=PTO,CABS,SINK,BAR,FPL,LITES	
2011: ADD 970SF (SPLT OF ESMT AREA)	SEE ASSOC DOCS
SEE VARIOUS EASEMENTS NOTED ON PLAN	

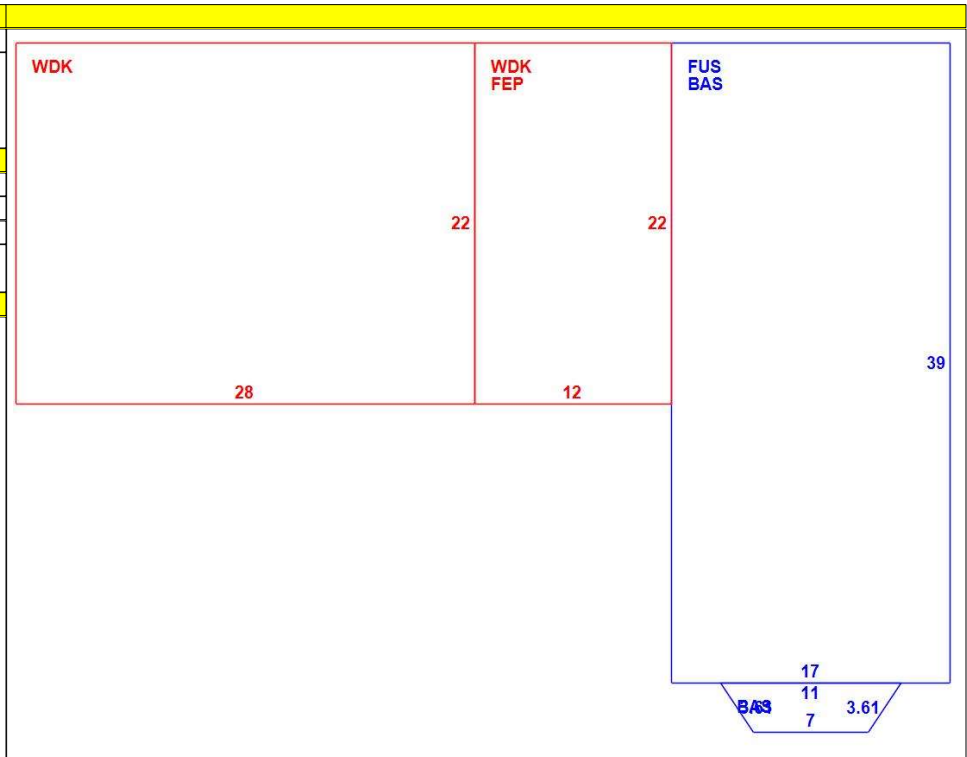
BUILDING PERMIT RECORD							VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
2020-551	03-17-2020	RN		2,750,000		0		SFR	05-17-2022	DM			11	Field Review
2009-209	05-17-2009	RN	Res New Cons					NEW SFR	12-07-2020	EP			01	Cyclical Reinspection
2009-208	05-07-2009	RN	Res New Cons					NEW SFR	05-17-2017	MM			11	Field Review
2009-207	05-07-2009	RA	Res Add/Alter					RENOV SFR	06-18-2014	MM			11	Field Review
220	01-01-2000	AD	Addition					SFR ADDITION	11-17-2011	MM			11	Field Review
									03-12-2010	EP			12	Bldg Permit/Measur/New C
									02-10-2009	EP			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	R5		12,410	SF 23.47	1.00000	9	1.00	0090	4.950	WF	W65	755.17	9,371,700
1	1010	SINGL FAM M-0	R5		60	FF 0.00	1.00000	0	1.00		1.000			0	0
Total Card Land Units					0.28	AC	Parcel Total Land Area					0.28	Total Land Value		9,371,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model	01	Residential			
Grade:	07	Very Good			
Stories:	2				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2	14	Carpet			
Heat Fuel	04	Electric			
Heat Type:	08	Radiant			
AC Type:	02	Heat Pump			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	2				
Total Half Baths	0				
Total Xtra Fixtrs	2				
Total Rooms:	5				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			

CONDO DATA			
Parcel Id		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	1,266,095
Year Built	2009
Effective Year Built	2016
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	5
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	95
Cns Sect Rcnd	1,202,800
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



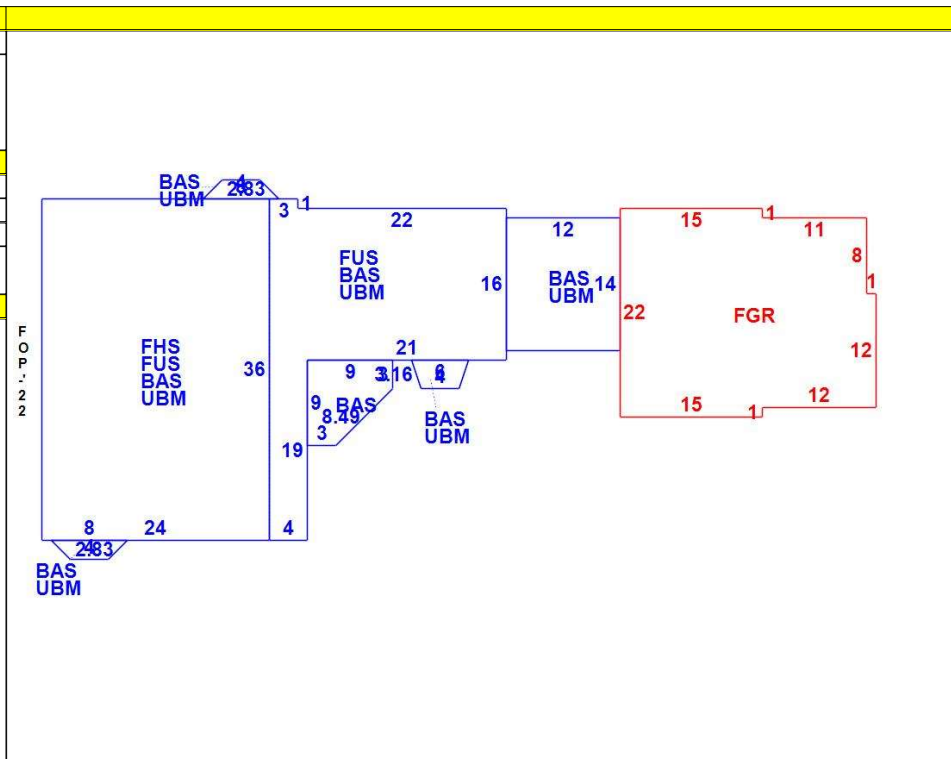
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FPL3	FPL MSNRY 2	B	1	4000.00	2011		95		0.00	3,800
DCK1	DOCKS-RES	L	1,091	95.00	2008		90		0.00	93,300
MSC1	FPL OUTDOO	L	1	2000.00	2009		90		0.00	1,800
PVL2	PAVILION GO	L	247	200.00	2009		90		0.00	44,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	690	690	690	772.37	532,932	
FEP	Porch, Enclosed, Finished	0	264	185	541.24	142,888	
FUS	Upper Story, Finished	663	663	663	772.37	512,078	
WDK	Deck, Wood	0	880	88	77.24	67,968	
Ttl Gross Liv / Lease Area		1,353	2,497	1,626		1,255,866	



CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1302 EDGARTOWN, MA						
DEFEO, PETER			2 Public Water	9 Town Street		Description	Code	Appraised	Assessed							
FRIGOLETTO, DARA			3 Public Sewer	1 Paved		RESIDENTL	1010	2,155,200	2,155,200	VISION						
7 WHITNEY CIRCLE		SUPPLEMENTAL DATA				RES LND	1010	9,371,700	9,371,700							
NATICK MA 01760		Alt Prcl ID	Restriction			Total		11,526,900	11,526,900							
		PLN#/Rec LC 12516	Hist Distrct X													
		Lot# PB16 PG135 2/2/11	Other Note													
		Plan Notes RE: SPLIT EASEMT AREA	UC-Misc 1													
		Plan Notes	UC-Misc 2													
		Plan Notes														
		GIS ID M_282518_793600	Assoc Pid#													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
DEFEO, PETER		80 125	09-12-2019	Q	I	8,769,000	00	Year	Code	Assessed	Year	Code	Assessed			
REED CYNTHIA--TRS		0068 0113	12-05-2008	U	I	8,350,000	1V	2023	1010	2,155,200	2022	1010	1,430,100			
OLIVER ANNA LOUISE VIETOR SHEEHAN		0067 0287	05-14-2008	U	I	1	1A		1010	9,371,700	2021	1010	8,993,031			
VIETOR ANNA G B &		00022 0395	09-01-1977			0		Total		11,526,900	Total		10,423,131			
								Total		9,085,838	Total		9,085,838			
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												
SW39																
NOTES												Appraised Bldg. Value (Card)		2,008,600		
												Appraised Xf (B) Value (Bldg)		6,300		
												Appraised Ob (B) Value (Bldg)		140,300		
												Appraised Land Value (Bldg)		9,371,700		
												Special Land Value		0		
												Total Appraised Parcel Value		11,526,900		
												Valuation Method		C		
												Total Appraised Parcel Value		11,526,900		
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		
									09-01-2021	EH			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	
2	1010	SINGL FAM M-0			SF		0.00000		1.00		1.000				0	
Total Card Land Units					0.00	AC	Parcel Total Land Area					0.28	Total Land Value			0

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Custom			
Model	01	Residential			
Grade:	09	Custom			
Stories:	2.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	10	Wood Shingle			
Interior Wall 1	03	Plastered			
Interior Wall 2	06	Cust Wd Panel			
Interior Flr 1	12	Hardwood			
Interior Flr 2					
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	03	3 Bedrooms			
Total Bthrms:	5				
Total Half Baths	1				
Total Xtra Fixtrs					
Total Rooms:	12				
Bath Style:	03	Modern			
Kitchen Style:	03	Luxurious			
CONDO DATA					
Parcel Id		C	Owne		0.0
Adjust Type		Code	Description		Factor%
Condo Flr			Condo Unit		
COST / MARKET VALUATION					
Building Value New			3,223,020		
Year Built			2020		
Effective Year Built			2021		
Depreciation Code			A		
Remodel Rating					
Year Remodeled					
Depreciation %			0		
Functional Obsol					
External Obsol					
Trend Factor			1		
Condition			UC		
Condition %			25		
Percent Good			25		
Cns Sect Rcnld			805,800		
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			100		0.00	700
FPL4	FPL MSNRY 2	B	1	5000.00			25		0.00	2,500

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,613	1,613	1,613	810.67	1,307,616
FGR	Garage	0	562	225	324.56	182,401
FHS	Half Story, Finished	432	864	432	405.34	350,211
FUS	Upper Story, Finished	1,343	1,343	1,343	810.67	1,088,734
UBM	Basement, Unfinished	0	1,550	310	162.13	251,309
Ttl Gross Liv / Lease Area		3,388	5,932	3,923		3,180,271

