

Town of Hopkinton

Print Now

Parcel ID: 000223 000029 000000 (CARD 1 of 1)
 Owner: OSBORNE JESSIE L
 OSBORNE RICHARD W
 Location: 46 EDGEWOOD DR
 Acres: 0.000

General

Valuation		Listing History		Districts	
Building Value:	\$117,700	<u>List Date</u>	<u>Lister</u>	<u>District</u>	<u>% In Dist.</u>
Features:	\$97,500	07/28/2025	EORE	District 1 - TWN	100
Taxable Land:	\$0	02/11/2021	EORM		
		03/04/2020	REPM		
Card Value:	\$215,200 ?	12/28/2015	RERM		
Parcel Value:	\$215,200	12/28/2010	JDRM		
Review and Pay Property Taxes Online					

Notes: 12/2010 INFO @ DOOR W/OWNER, NOT A GOOD TIME FOR INTERIOR. CHANGED DRYWALL TO PLYWOOD PANEL, ADDED LINO AND 6 FIXT.2016+ INFO @ DOOR; , OWNER SAYS NO UPGRADES; FOUND CENTRAL AIR UNIT IN REAR; 2019 SALES INFO: ON MARKET FOR 18 MONTHS, FELT PRICE WAS A LITTLE HIGH; PARK FEES=\$530; 2020= ADDED GEN; 2021 CYC=FOUND NC; 25M&L: ADJD FLRS

History Of Taxable Values

Tax Year	Building	Features	Land	Value Method	Total Taxable
2025	\$117,700	\$97,500	\$0	Cost Valuation	\$215,200
2024	\$120,100	\$97,500	\$0	Cost Valuation	\$217,600
2023	\$51,100	\$22,500	\$0	Cost Valuation	\$73,600
2022	\$51,100	\$22,500	\$0	Cost Valuation	\$73,600
2021	\$51,100	\$22,500	\$0	Cost Valuation	\$73,600
2020	\$51,100	\$22,500	\$0	Cost Valuation	\$73,600
2019	\$51,100	\$20,000	\$0	Cost Valuation	\$71,100
2018	\$44,600	\$0	\$0	Cost Valuation	\$44,600
2017	\$44,600	\$0	\$0	Cost Valuation	\$44,600
2016	\$44,600	\$0	\$0	Cost Valuation	\$44,600
2015	\$42,700	\$0	\$0	Cost Valuation	\$42,700
2014	\$42,700	\$0	\$0	Cost Valuation	\$42,700
2013	\$59,500	\$0	\$0	Cost Valuation	\$59,500
2012	\$59,500	\$15,000	\$0	Cost Valuation	\$74,500
2011	\$60,100	\$15,000	\$0	Cost Valuation	\$75,100
2010	\$60,100	\$15,000	\$0	Cost Valuation	\$75,100
2009	\$60,100	\$15,000	\$0	Cost Valuation	\$75,100
2008	\$74,300	\$25,000	\$0	Cost Valuation	\$99,300
2007	\$74,300	\$25,000	\$0	Cost Valuation	\$99,300
2006	\$74,300	\$25,000	\$0	Cost Valuation	\$99,300

Sales

Sale Date	Sale Type	Qualified	Sale Price	Grantor	Book	Page
07/16/2020	IMPROVED	YES	\$118,733	RASMUSSEN JAMES A	3686	1076
11/01/2018	IMPROVED	YES	\$75,933	WHITFIELD DAVID B	3613	2121
04/23/2018	IMPROVED	NO - FAMILY/RELAT GRNTR/E	\$0	WHITFIELD (REVOCABLE TR) DAVID B (2017)	3591	2886
04/03/2017	IMPROVED	NO - FAMILY/RELAT GRNTR/E	\$0	WHITFIELD DAVID B	3551	232
10/18/2010	IMPROVED	NO - ESTATE SALE/FDCY COV	\$56,750	HURLEY GUARDIANSHIP, R	3220	319
06/18/2004	IMPROVED	YES	\$82,000	UNKNOWN	2669	1150

Land

Size:	0.000 Ac.	Site:	
Zone:	02 - R-2	Driveway:	
Neighborhood:	AVG	Road:	
Land Use:	1F RES	Taxable Value:	\$0

Building**1.00 STORY FRAME MOBILE HOM Built In 1984**

Roof:	GABLE HIP ASPHALT	Bedrooms:	2	Quality:	AVG
Exterior:	VINYL SIDING	Bathrooms:	2.0	Size Adj.	0.9418
Interior:	DRYWALL	Extra Kitchens:	0	Base Rate:	123.00
Flooring:	LINOLEUM OR SIM	Fireplaces:	0	Building Rate:	0.9230
Heat:	OIL	Generators:	0	Sq. Foot Cost:	113.52
	FA DUCTED	AC:	YES 100%	Effective Area:	1,700
				Gross Living Area:	1,344
				Cost New:	\$192,984

Depreciation

Normal GOOD 39%	Physical	Functional	Economic	Temporary	Total Dpr.	Assessment
	0%	0%	0%	0%	39%	\$117,700

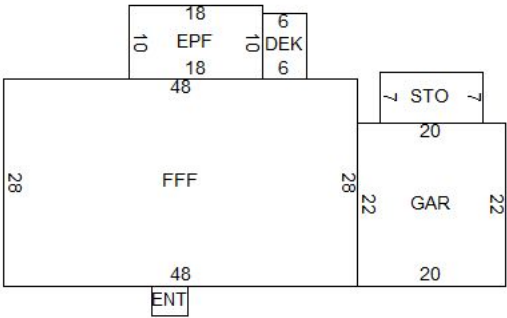
Features

Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Value	Notes
MEADOWS DW	1		100	95000.00	100	\$95,000	
RES GENERATOR	1		100	2500.00	100	\$2,500	
Total:						\$97,500	

Photo



Sketch



Code	Description	Area	Eff Area	GL Area
FFF	FST FLR FIN	1,344	1,344	1,344
EPF	ENCLSD PORCH FIN	180	126	0
GAR	GARAGE ATTACHED	440	198	0
STO	STORAGE AREA	98	25	0
ENT	ENTRANCE	20	2	0
DEK	DECK/ENTRANCE	54	5	0
Totals			1,700	1,344