

Property Location: 22 FAIRVIEW ST
Vision ID: 1505

Account #1540

MAP ID:25/ 12/ 0/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/26/2014 13:03

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
NICKERSON LORI L 22 FAIRVIEW ST EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	93,300	93,300		
						RES LAND	101	77,900	77,900		
						RESIDENTL.	101	200	200		
SUPPLEMENTAL DATA						Total				171,400	171,400
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_379692_2853422			Received Prior ID Owner Occ Y Final Area 1296 Current Ac. .21522 ASSOC PID#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
NICKERSON LORI L MANNING FRANCES LE +RICHARD +, MANNING FRANCES C		17919/ 376 07103/ 0521 02018/ 0092	07/29/2009 02/24/1989 11/03/1949	U U U	I I I	200,000 1 0	A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2014	B	90,900	2013	B	92,200	2012	B	100,000
								2014	L	80,400	2013	L	80,400	2012	L	83,900
								2014	O	200	2013	O	200	2012	O	200
								Total:			171,500	Total:	172,800	Total:	184,100	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Type	Description	Amount	Code	Description	Number	Amount									Comm. Int.				
Total:																				
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY								
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch												
0001/A						101		MA												
NOTES																				
												Appraised Bldg. Value (Card)								93,300
												Appraised XF (B) Value (Bldg)								0
												Appraised OB (L) Value (Bldg)								200
												Appraised Land Value (Bldg)								77,900
												Special Land Value								0
												Total Appraised Parcel Value								171,400
												Valuation Method:								C
												Adjustment:								0
Net Total Appraised Parcel Value										171,400										

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY									
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result					
284	12/02/1999	21	SIDING	8,000		0		SIDING/WINDOWS NVC	02/10/2010			317	16	FIELDREV CHG					
									11/06/2003			274	3	MEAS+INSPCTD					
									01/19/2000			247	15	PERMIT VISIT					
									08/09/1991			181	3	MEAS+INSPCTD					
									07/24/1980			500	3	MEAS+INSPCTD					

LAND LINE VALUATION SECTION																									
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing				S Adj Fact	Adj. Unit Price	Land Value			
																Spec Use	Spec Calc								
1	101	ONE FAM	RC				9,375 SF	8.31	1.0000	5	1.0000	1.00	MA	1.00					1.00	8.31	77,900				
Total Card Land Units:							0.22	AC	Parcel Total Land Area:							0.22	AC	Total Land Value:							77,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	05		CAPE	#Heat Sys	1			
Model	01		RESIDENTIAL	Central Vac	0			
Grade	C		AVERAGE	FBM Sqft				
Stories	1.50		1 1/2 Stories	Int vs Ext	S			
Foundation	1			MIXED USE				
Exterior Wall 1	4		VINYL	Code	Description			Percentage
Exterior Wall 2				101	ONE FAM			100
Roof Structure	1		GABLE					
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2				COST/MARKET VALUATION				
Interior Floor 1	4		CARPET	Adj. Base Rate:			95.69	
Interior Floor 2	3		HARDWOOD					
Heat Fuel	2		GAS					
Heat Type	1		FORCED H/A	Replace Cost				141,430
AC Type	01		None	AYB				1950
Bedrooms	4			EYB				1980
Full Baths	1			Dep Code				AG
Half Baths	1			Remodel Rating				
Extra Fixtures	1			Year Remodeled				
Total Rooms	6			Dep %				34
Bath Style	A		AVERAGE	Functional Obslnc				
Kitchen Style	A		AVERAGE	External Obslnc				
Kitchens	1			Cost Trend Factor				1
Extra Kitchens	0			Condition				
Frame	1		WOOD	% Complete				
Basement Floor	12			Overall % Cond				66
Bsmt Garage				Apprais Val				93,300
Units	1			Dep % Ovr				0
WS Flues				Dep Ovr Comment				
FBM Quality			Misc Imp Ovr				0	
Fireplaces	0		Misc Imp Ovr Comment					
			Cost to Cure Ovr				0	
			Cost to Cure Ovr Comment					

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	64	7.48	1970	A		FR	50	200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	888		19.18	17,033
FFL	1ST FLOOR	888	888		95.69	84,973
HST	HALF STORY	408	816		47.85	39,042
OFP	OPEN PORCH	0	42		9.11	383
Ttl. Gross Liv/Lease Area:		1,296	2,634	1,478		141,430

