

Property Location: 85 PROSPECT ST
Vision ID: 1951

Account #1987

MAP ID:27/ 153/ 0/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/26/2014 15:51

CURRENT OWNER

NGUYEN MAN D
NGUYEN ASIA L
85 PROSPECT ST

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_381094_2849557

Received
Prior ID
Owner Occ Y
Final Area 1632
Current Ac. .38127

ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

78,200

78,200

RES LAND

101

72,200

72,200

RESIDENTL.

101

8,500

8,500

Total

158,900

158,900

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

NGUYEN MAN D
GIUSTINA ANNA B HEIRS &,DEVISEES OF
GIUSTINA ANNA B +,
GIUSTINA ANNA B

17913/ 74
12968/ 17
07614/ 0441
03536/ 0233

07/27/2009
02/21/2003
12/23/1990
09/22/1970

U
U
U
U

I
I
I
I

160,000
100
1
0

A
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2014

B

77,000

2013

B

91,200

2012

B

100,000

2014

L

74,600

2013

L

74,600

2012

L

79,600

2014

O

8,800

2013

O

8,800

2012

O

8,800

Total:

160,400

Total:

174,600

Total:

188,400

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

FOUNDATION NEEDS REPAIR; ELECTRIC;HOT
WATER SYSTEM FOR 2ND FLR HEAT
INOPERABLE, ROOF LEAKING, ORIGINAL
WINDOWS, FY 2010 ABT GRANTED TAXPAYER
STATES TERMITE DAMAGE NOT REPAIR PART
OF NEGO OF SALE CK TERMITE DAMAGE

REPAIR, 2011 12/2010 ASSUMED COMPLETE

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

78,200

0

8,500

72,200

0

158,900

C

0

158,900

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

12/17/2010

10/09/2009

10/07/2003

04/21/1992

02/10/1981

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

317

3

317

3

PERMIT VISIT

274

3

131

3

MEAS+INSPCTD

500

14

3

MEAS+INSPCTD

14

INSPECTED

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

16,608

SF

4.83

1.0000

5

1.0000

1.00

MA

1.00

TRF2

190

.90

4.35

72,200

Total Card Land Units:

0.38

AC

Parcel Total Land Area:

0.38

AC

Total Land Value:

72,200

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)						
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description			
Style	05		CAPE			#Heat Sys	2					
Model	01		RESIDENTIAL			Central Vac	0		NO			
Grade	C		AVERAGE			FBM Sqft						
Stories	1.75		1 3/4 Stories			Int vs Ext	S					
Foundation	1		CONCRETE			MIXED USE						
Exterior Wall 1	3		ALUMINUM			Code	Description			Percentage		
Exterior Wall 2						101	ONE FAM			100		
Roof Structure	1		GABLE									
Roof Cover	1		ASPHALT SH									
Interior Wall 1	2		PLASTER									
Interior Wall 2						COST/MARKET VALUATION						
Interior Floor 1	3		HARDWOOD			Adj. Base Rate:			84.65			
Interior Floor 2												
Heat Fuel	2		GAS						162,876			
Heat Type	1		FORCED H/A			Replace Cost			1950			
AC Type	01		NONE			AYB			1962			
Bedrooms	3					EYB			FR			
Full Baths	2					Dep Code						
Half Baths	0					Remodel Rating						
Extra Fixtures	0					Year Remodeled						
Total Rooms	7					Dep %			52			
Bath Style	A		AVERAGE			Functional Obslnc						
Kitchen Style	F		FAIR			External Obslnc						
Kitchens	1					Cost Trend Factor			1			
Extra Kitchens	0					Condition						
Frame	1		WOOD			% Complete						
Basement Floor	12					Overall % Cond			48			
Bsmt Garage						Apprais Val			78,200			
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
03	GARAGE	OB	Outbuilding	L	504	28.18	1970	A		AV	60	8,500
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
BMT	BASEMENT			0		1,104				16.95		18,709
EFP	ENCL PORCH			0		120				25.40		3,048
FFL	1ST FLOOR			984		984				84.65		83,300
OFP	OPEN PORCH			0		21				8.06		169
TQS	3/4 STORY			648		864				63.49		54,856
WDK	WOOD DECK			0		237				11.79		2,794
Ttl. Gross Liv/Lease Area:				1,632		3,330		1,924				162,876

