

Property Location: 12 CHANNING RD
Vision ID: 2574

Account #2620

MAP ID:3/ 29A/ A/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/27/2014 20:14

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION														
VAN TASSEL LYNNE M 12 CHANNING RD EAST LONGMEADOW, MA 01028 Additional Owners:				1 TYPCL						Description		Code						Appraised Value		Assessed Value								
										RESIDENTL.		101						174,200		174,200								
										RES LAND		101						81,200		81,200								
										RESIDENTL.		101		2,900		2,900												
SUPPLEMENTAL DATA																												
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374484_2853293						Received Prior ID Owner Occ Final Area 1869.5 Current Ac. .22957																						
						ASSOC PID#				Total 258,300 258,300																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)															
VAN TASSEL LYNNE M VAN TASSEL PHILIP D +, PROVENCHER				11820/ 227 06452/ 403 0/ 0		08/20/2001 04/16/1987		U	I	148,900 0		1	A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
														2014	B	173,400		2013	B	163,700		2012	B	171,500				
														2014	L	84,100		2013	L	84,100		2012	L	84,100				
														2014	O	3,700		2013	O	3,700		2012	O	3,800				
														Total:		261,200		Total:		251,500		Total:		259,400				
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																												
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch														
0001/A										101				NA														
NOTES																												
LOTS 50 + 51														Appraised Bldg. Value (Card) 174,200														
														Appraised XF (B) Value (Bldg) 0														
														Appraised OB (L) Value (Bldg) 2,900														
														Appraised Land Value (Bldg) 81,200														
														Special Land Value 0														
														Total Appraised Parcel Value 258,300														
														Valuation Method: C														
														Adjustment: 0														
														Net Total Appraised Parcel Value 258,300														
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							
65		04/15/2004		12	REROOF		4,750			0			NVC		10/02/2006				250	6	INFO BY PHON							
136		06/06/1996		MN	Manual Note		2,700			0			DECK		12/14/2004				311	15	PERMIT VISIT							
83		05/01/1991		MN	Manual Note		2,300			0			POOL		04/05/2004				316	1	LEFT NOTICE							
206		07/01/1987		MN	Manual Note		3,500			0			POOL		12/17/1996				200	15	PERMIT VISIT							
															05/13/1992				131	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		S Adj Fact	Adj.	Unit Price	Land Value					
1	101	ONE FAM		RC				10,000	SF	7.81	1.0400	6	1.0000	1.00	NA	1.00			Spec Use	Spec Calc	1.00	8.12	81,200					
Total Card Land Units:									0.23	AC	Parcel Total Land Area:									0.23	AC	Total Land Value:						81,200

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	821			
Stories	1.75		1 3/4 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	COST/MARKET VALUATION				
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2				Adj. Base Rate:				85.78
Interior Floor 1	4		CARPET	Replace Cost				197,979
Interior Floor 2				AYB				1986
Heat Fuel	2		GAS	EYB				2002
Heat Type	1		FORCED H/A	Dep Code				GV
AC Type	03		Full	Remodel Rating				
Bedrooms	4			Year Remodeled				
Full Baths	2			Dep %				12
Half Baths	0			Functional Obslnc				
Extra Fixtures	0			External Obslnc				
Total Rooms	6			Cost Trend Factor				1
Bath Style	A		AVERAGE	Condition				
Kitchen Style	A		AVERAGE	% Complete				
Kitchens	1			Overall % Cond				88
Extra Kitchens	0			Apprais Val				174,200
Frame	1		WOOD	Dep % Ovr				0
Basement Floor				Dep Ovr Comment				
Bsmt Garage				Misc Imp Ovr				0
Units	1			Misc Imp Ovr Comment				
WS Flues				Cost to Cure Ovr				0
FBM Quality	3			Cost to Cure Ovr Comment				
Fireplaces	0							

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,094		17.17	18,786	
FFL	1ST FLOOR	1,094	1,094		85.78	93,843	
GAR	GARAGE	0	506		34.24	17,327	
OFP	OPEN PORCH	0	170		8.58	1,458	
TQS	3/4 STORY	776	1,034		64.38	66,565	

Ttl. Gross Liv/Lease Area:		1,870	3,898	2,308	197,979		
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