

Property Location: 20 ALBANO DR

Vision ID: 2812

Account #2861

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/27/2014 21:12

CURRENT OWNER

OHARA FILIP M

20 ALBANO DR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

275,300

Appraised Value

199,600

65,300

10,400

275,300

Assessed Value

199,600

65,300

10,400

275,300

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

OHARA FILIP M

A PLUS ENTERPRISES INC,

RAGUSA JERIS M,

KRUSZ

BK-VOL/PAGE

15570/ 284

14555/ 174

06812/ 0101

05822/ 0084

SALE DATE

12/12/2005

10/12/2004

04/20/1988

05/30/1985

q/u

U

U

U

U

v/i

I

V

V

V

SALE PRICE

160,000

85,000

1

3,200

V.C.

B

G

A

L

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

204,700

64,600

13,900

283,200

Yr.

2013

2013

2013

Total:

Code

B

L

O

Assessed Value

201,300

65,300

14,000

280,600

Yr.

2012

2012

2012

Total:

Code

B

L

O

Assessed Value

191,900

68,900

14,100

274,900

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MF

NOTES

SUB DIV 950

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

252

07/12/2005

11

POOL

12,500

0

OC 10/27/2005

20

01/20/2005

2

DWELLING

150,000

0

OC 1/20/2005

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

01/27/2006

311

3

MEAS+INSPCTD

01/27/2006

311

15

PERMIT VISIT

01/27/2006

311

15

PERMIT VISIT

01/13/2006

311

15

PERMIT VISIT

01/12/2006

250

6

INFO BY PHON

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

SF

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

RA

15,156

5.26

0.8200

3

1.0000

1.00

MF

1.00

1.00

4.31

65,300

Total Card Land Units:

0.35

AC

Parcel Total Land Area:

0.35

AC

Total Land Value:

65,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B-		GOOD (-)	FBM Sqft			
Stories	2.00		2 Story	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	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			99.89
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	01		NONE				
Bedrooms	3						
Full Baths	2			Replace Cost			210,075
Half Baths	1			AYB			2005
Extra Fixtures	1			EYB			2009
Total Rooms	6			Dep Code			GD
Bath Style	G		GOOD	Remodel Rating			
Kitchen Style	G		GOOD	Year Remodeled			
Kitchens	1			Dep %			5
Extra Kitchens	0			Functional Obslnc			
Frame	1		WOOD	External Obslnc			
Basement Floor	12			Cost Trend Factor			1
Bsmt Garage				Condition			
Units	1			% Complete			
WS Flues				Overall % Cond			95
FBM Quality				Apprais Val			199,600
Fireplaces	0			Dep % Ovr			0
				Dep Ovr Comment			
				Misc Imp Ovr			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
11	POOL I-V	OB	Outbuilding	L	512	29.00	2005	A		GD	70	10,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	656		19.95	13,086
EFP	ENCL PORCH	0	168		29.73	4,995
FFL	1ST FLOOR	656	656		99.89	65,530
GAR	GARAGE	0	640		39.96	25,573
OFF	OPEN PORCH	0	132		9.84	1,299
SFL	2ND FLOOR	997	997		99.89	99,593

Ttl. Gross Liv/Lease Area:		1,653	3,249	2,103		210,075
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