Property Location: 10 MAYNARD ST | **MAP ID:** 35/ 7/ 2/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 2924 | **Account #** 2974 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/27/2014 21:37

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
HALON MARK		1 TYPCL		
HALON DONNA				
324 BARTON AVE				
BELCHERTOWN, MA 01007				
Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Prior ID
Chapter Land	Owner Occ N
OC Dates	Final Area 1290
In+Ex FY	Current Ac. .35445
Mailed	
GIS ID: F_382224_2855470	*ASSOC PID#*

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	76,500	76,500
RES LAND	101	79,800	79,800
RESIDNTL.	101	5,600	5,600
		Total	161,900	161,900

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
OSCAR REAL ESTATE LLC	20346/ 227	07/10/2014	U	I	100	1B
HALON MARK	16443/ 381	01/09/2007	U	I	150,000	
BAXTER LAWRENCE B JR,HEIRS + DEVISEES OF	08163/ 0470	09/09/1992	U	I	83,000	
PEOPLE SAVINGS BANK	08018/ 0570	04/21/1992	U	I	84,000	L
A P G CONSTRUCTION INC	05549/ 0451	12/30/1983	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2014	B	67,700	2013	B	78,100	2012	B	82,100
2014	L	82,400	2013	L	82,400	2012	L	86,100
2014	O	6,200	2013	O	6,200	2012	O	6,200
	Total:	156,300		*Total:*	166,700		*Total:*	174,400

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	76,500
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	5,600
Appraised Land Value (Bldg)	79,800
Special Land Value	0
Total Appraised Parcel Value	161,900
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**161,900**

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MA

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
285	11/01/1989	MN	Manual Note	100		0		WOOD STOVE
39	03/01/1988	MN	Manual Note	5,000		0		REPAIR

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
08/23/2003			274	3	MEAS+INSPCTD
06/05/1992			131	3	MEAS+INSPCTD
04/12/1990			131	15	PERMIT VISIT
11/29/1988			105	15	PERMIT VISIT
03/28/1984			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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RA				15,440	SF	5.17	1.0000	5	1.0000	1.00	MA	1.00				1.00	5.17	79,800

Total Card Land Units: 0.35 AC | **Parcel Total Land Area:** 0.35 AC | **Total Land Value:** 79,800

Property Location: 10 MAYNARD ST **MAP ID:** 35/ 7/ 2/ / **Bldg Name:** **State Use:** 101

Vision ID: 2924 **Account #** 2974 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/27/2014 21:37

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	02		BUNGALOW
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.50		1 1/2 Stories
Foundation	3		MASONRY
Exterior Wall 1	3		ALUMINUM
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	8		PLYWD PANL
Interior Wall 2	2		PLASTER
Interior Floor 1	4		CARPET
Interior Floor 2			
Heat Fuel	1		OIL
Heat Type	5		STEAM
AC Type	01		NONE
Bedrooms	4		
Full Baths	2		
Half Baths	0		
Extra Fixtures	0		
Total Rooms	6		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	0		

CONSTRUCTION DETAIL (CONTINUED)

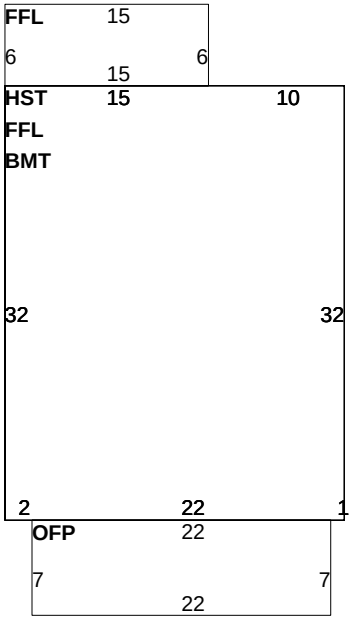
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	85.64
Replace Cost	125,469
AYB	1919
EYB	1975
Dep Code	AV
Remodel Rating	
Year Remodeled	
Dep %	39
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	61
Apprais Val	76,500
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
03	GARAGE	OB	Outbuilding	L	396	28.18	1943	A		FR	50	5,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	800		17.13	13,703
FFL	1ST FLOOR	890	890		85.64	76,224
HST	HALF STORY	400	800		42.82	34,258
OFP	OPEN PORCH	0	154		8.34	1,285
	Ttl. Gross Liv/Lease Area:	1,290	2,644	1,465		125,469