

Property Location: 107 AVERY ST

Vision ID: 3361

Account #3416

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Bldg Name:

State Use: 101

Print Date: 12/27/2014 23:24

CURRENT OWNER

PORTH KENT E

PORTH DONNA E

107 AVERY ST

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

186,100

186,100

RES LAND

101

86,400

86,400

RESIDENTL.

101

500

500

TOTAL

273,000

273,000

1006

AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

PORTH KENT E

SMITH ,KATHLEEN M

SMITH VERNON R + KATHLEEN M,

BOUSQUET PAUL A +

CONNORS THOMAS F +

12137/ 189

11599/ 333

09259/ 0422

09161/ 0470

0/ 0

01/28/2002

04/23/2001

09/26/1995

06/16/1995

U

U

U

U

U

I

I

I

I

220,000

1

121,500

141,750

0

H

D

N

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2014

B

182,400

2013

B

175,300

2012

B

168,900

2014

L

89,600

2013

L

89,600

2012

L

89,600

2014

O

600

2013

O

600

2012

O

700

TOTAL

272,600

TOTAL

265,500

TOTAL

259,200

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

NA

NOTES

SUB DIV #655

APPRAISED 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

186,100

0

500

86,400

0

273,000

C

0

273,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

251

09/29/1995

MN

Manual Note

25,000

0

FNSH HSE

162

06/20/1995

MN

Manual Note

65,000

0

DWELLING

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

05/13/2004

318

14

INSPECTED

03/31/2004

311

2

MEASURED

02/01/1996

107

14

INSPECTED

12/12/1995

107

15

PERMIT VISIT

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

RB

25,325

3.28

1.0400

6

1.0000

1.00

NA

1.00

1.00

1.00

3.41

86,400

Total Card Land Units:

0.58

AC

Parcel Total Land Area:

0.58

AC

Total Land Value:

86,400

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		
Grade	C+		AVG. (+)	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	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		92.41	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A	Replace Cost		206,729	
AC Type	03		Full	AYB		1995	
Bedrooms	4			EYB		2004	
Full Baths	2			Dep Code		GD	
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %		10	
Bath Style	A		AVERAGE	Functional ObsInc			
Kitchen Style	A		AVERAGE	External ObsInc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		90	
Bsmt Garage				Apprais Val		186,100	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	100	7.48	2003	A		GD	70	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	912		18.44	16,819	
FFL	1ST FLOOR	912	912		92.41	84,281	
GAR	GARAGE	0	528		36.93	19,499	
SFL	2ND FLOOR	912	912		92.41	84,281	
WDK	WOOD DECK	0	144		12.84	1,848	
Ttl. Gross Liv/Lease Area:		1,824	3,408	2,237		206,729	

WDK	12		
12		12	
	12		
SFL	10	12	16
FFL			
BMT			
			24
			2222
			22
			24
	38		2

