

Property Location: 74 HILLSIDE DR

Vision ID: 3978

Account #4044

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/28/2014 11:51

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
FALVO ALEXANDRO FALVO KELLY L 74 HILLSIDE DR EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	168,500	168,500		
						RES LAND	101	95,300	95,300		
						RESIDENTL.	101	1,000	1,000		
SUPPLEMENTAL DATA						Total				264,800	264,800
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_385172_2851675			Received Prior ID Owner Occ Y Final Area 1605 Current Ac. .3787 ASSOC PID#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
FALVO ALEXANDRO MAURER, MARK C BROWN BARBARA ANNE,		17892/ 424	07/15/2009	U	I	280,000	O	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
		15066/ 236	06/01/2005	U	I	232,500		2014	B	157,600	2013	B	153,700	2012	B	147,600
		02657/ 0100	01/27/1959	U	I	0		2014	L	98,500	2013	L	100,300	2012	L	94,800
								2014	O	1,200	2013	O	1,200	2012	O	1,300
		Total:						257,300	Total:						255,200	Total:

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	MG

NOTES

EYB= 2005 ADDITION & UPGRADES
AC = FIELD CHANGE

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		
201300183	01/17/2013	20	WOOD STOVE	400		0		NVC	05/28/2013			317	15	PERMIT VISIT		
78	03/31/2010	54	FENCE	4,500		0		NVC	12/30/2010			317	15	PERMIT VISIT		
209	06/22/2005	4	ADDITION	32,000		0		10' X 16' ADD TO KITCH	02/10/2010			317	16	FIELDREV CHG		
									10/09/2009			317	3	MEAS+INSPCTD		
									01/23/2006			311	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		S Adj Fact	Adj. Unit Price	Land Value
																	Spec Use	Spec Calc			
1	101	ONE FAM	RA				16,496		4.86	1.1900	7	1.0000	1.00	MG	1.00				1.00	5.78	95,300

Total Card Land Units: 0.38 AC

Parcel Total Land Area: 0.38 AC

Total Land Value: 95,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	19		RANCH	#Heat Sys	1			
Model	01		RESIDENTIAL	Central Vac	0		NO	
Grade	C		AVERAGE	FBM Sqft				
Stories	1.00		1 Story	Int vs Ext	S			
Foundation	1		CONCRETE	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	2		PLASTER					
Interior Wall 2				Adj. Base Rate:				91.47
Interior Floor 1	3		HARDWOOD	Replace Cost				177,351
Interior Floor 2				AYB				2000
Heat Fuel	1		OIL	EYB				2009
Heat Type	1		FORCED H/A	Dep Code				VG
AC Type	03		FULL	Remodel Rating				
Bedrooms	3			Year Remodeled				
Full Baths	2			Dep %				5
Half Baths	0			Functional Obslnc				
Extra Fixtures	0			External Obslnc				
Total Rooms	6		GOOD	Cost Trend Factor				1
Bath Style	G		GOOD	Condition				
Kitchen Style	G			% Complete				
Kitchens	1			Overall % Cond				95
Extra Kitchens	0		WOOD	Apprais Val				168,500
Frame	1			Dep % Ovr				0
Basement Floor	12			Dep Ovr Comment				
Bsmt Garage	1			Misc Imp Ovr				0
Units	1			Misc Imp Ovr Comment				
WS Flues				Cost to Cure Ovr				0
FBM Quality				Cost to Cure Ovr Comment				
Fireplaces	1							

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	200	7.48	2009	A		GD	70	1,000

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,425		18.29	26,068						
FFL	1ST FLOOR	1,605	1,605		91.47	146,802						
OPF	OPEN PORCH	0	66		9.70	640						
WDK	WOOD DECK	0	303		12.68	3,842						
Ttl. Gross Liv/Lease Area:		1,605	3,399	1,939			177,351					

