

Property Location: 42 VOYER AV
Vision ID: 4020

Account #4086

MAP ID:4A/ 25/ A/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/28/2014 12:01

CURRENT OWNER						TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION							
GAGNER WADE H GAGNER SANDRA J 42 VOYER AVE EAST LONGMEADOW, MA 01028 Additional Owners:														Description		Code		Appraised Value		Assessed Value									
														RESIDENTL.		101		60,200		60,200									
														RES LAND		101		86,900		86,900									
														RESIDENTL.		101		17,800		17,800									
SUPPLEMENTAL DATA																													
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377347_2852048										Received Prior ID Owner Occ Final Area 1036 Current Ac. .84169																			
														ASSOC PID#				Total								164,900		164,900	
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
GAGNER WADE H GAGNER HAROLD H + PRISCILLA A,						12076/ 22 02670/ 0260		12/31/2001 04/16/1959		U	I I	140,000 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
															2014	B	68,700		2013	B	78,500		2012	B	82,600				
															2014	L	89,700		2013	L	89,700		2012	L	93,600				
															2014	O	1,500		2013	O	1,500		2012	O	1,500				
															Total:		159,900		Total:		169,700		Total:		177,700				
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				MA															
NOTES																													
PART OF HOUSE IS ADD-ON SUB DIV 736 - FY13 SUB DIV 1084 BK PLANS 360-656 SHOWS LOT 2B TO BECOME PART OF 42 VOYER BUT DUE TO DEED TRANSFER TO WADE ONLY MUST KEEP AS SEPARATE PARCEL. FY15 GAR/LOFT EST 40X24 LETTER LEFT TO														INSPECT. THIS GAR/LOFT WAS INCORRECTLY SIZED AS 32 IN PREVIOUS YEARS.															
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									
152	06/14/2001	4	ADDITION				15,000		0		GARAGE ADDITION				12/13/2013			317	1	LEFT NOTICE									
165	01/01/1985	MN	Manual Note				0		0		BATH				05/07/2004			318	14	INSPECTED									
90	01/01/1985	MN	Manual Note				0		0		DECK				04/06/2004			250	22	MAILER SENT									
															04/05/2004			317	2	MEASURED									
															12/18/2001			105	15	PERMIT VISIT									
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				36,664	SF	2.37	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00	2.37	86,900				
Total Card Land Units:										0.84	AC	Parcel Total Land Area:					0.84	AC	Total Land Value:										86,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	02		BUNGALOW	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	518		
Stories	1.00		1 Story	Int vs Ext	S		
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	3		ALUMINUM	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							
Interior Floor 1	4		CARPET	Adj. Base Rate:		99.70	
Interior Floor 2	5		LINO/VINYL				
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A				
AC Type	01		NONE	Replace Cost		125,322	
Bedrooms	3			AYB		1910	
Full Baths	2			EYB		1962	
Half Baths	0			Dep Code		FR	
Extra Fixtures	0			Remodel Rating			
Total Rooms	5			Year Remodeled			
Bath Style	A		AVERAGE	Dep %		52	
Kitchen Style	A		AVERAGE	Functional ObsInc			
Kitchens	1			External ObsInc			
Extra Kitchens	0			Cost Trend Factor		1	
Frame	1		WOOD	Condition			
Basement Floor	12			% Complete			
Bsmt Garage				Overall % Cond		48	
Units	1			Apprais Val		60,200	
WS Flues	1			Dep % Ovr		0	
FBM Quality	3			Dep Ovr Comment			
Fireplaces	0			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
02	SHED/FR			L	64	7.48	1965	F		FR	50	200
04	GARAGE/L			L	960	30.48	2001	A		AV	60	17,600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,036		19.92	20,638	
FFL	1ST FLOOR	1,036	1,036		99.70	103,288	
WDK	WOOD DECK	0	100		13.96	1,396	
Ttl. Gross Liv/Lease Area:		1,036	2,172	1,257		125,322	

