

Property Location: 20 CROSS MEADOW RD

Account #4822

MAP ID:61/ 53/ 41/ /

Bldg Name:

State Use:101

VISION ID: 4749

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/28/2014 15:05

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION											
GALLANT CYNTHIA J 20 CROSS MEADOW RD EAST LONGMEADOW, MA 01028 Additional Owners:				1 TYPCL						Description		Code						Appraised Value		Assessed Value					
										RESIDENTL.		101						286,900		286,900					
										RES LAND		101						103,100		103,100					
SUPPLEMENTAL DATA																									
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_389470_2852240						Received Prior ID Owner Occ Final Area 3190.29993 Current Ac. .57849 ASSOC PID#						Total						390,000		390,000					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
GALLANT CYNTHIA J KAUFHOLD JOHN R, HULTON CHARLES E,				18850/ 165 14860/ 564 04827/ 0163		07/22/2011 03/02/2005 09/07/1979		U	I	404,000 375,000 0		V.C.	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
													2014	B	270,300		2013	B	292,800		2012	B	292,900		
													2014	L	106,500		2013	L	103,900		2012	L	98,200		
													Total:		376,800		Total:		396,700		Total:		391,100		
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRaised VALUE SUMMARY Appraised Bldg. Value (Card)286,900 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)103,100 Special Land Value0 Total Appraised Parcel Value390,000 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value390,000													
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			NG														
NOTES																									
FY15 AC ADDED PER MLS 71145958																									
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				
201301755		05/03/2013		91	INSULATION		1,200			0	05/15/2014		OC 5/15/2006	07/06/2012				317	15	PERMIT VISIT					
201200295		01/31/2012		91	INSULATION		3,470			0	04/25/2008	317		2				MEASURED							
89		04/04/2006		17	DECK		3,000			0	02/23/2007	311		2				MEASURED							
										07/31/2001	247	3		MEAS+INSPCTD											
											04/20/1992	131	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		S Adj Fact	Adj. Unit Price	Land Value		
1	101	ONE FAM			RA				25,199 SF	3.30	1.2400	8	1.0000	1.00	NG	1.00						1.00	4.09	103,100	
Total Card Land Units:									0.58	AC	Parcel Total Land Area:					0.58	AC	Total Land Value:							103,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	09		CONTEMPORY	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B		GOOD	FBM Sqft			
Stories	2.00		2 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	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2	6		CERAMIC TL	Adj. Base Rate:		88.62	
Heat Fuel	3		ELECTRIC	Replace Cost		333,562	
Heat Type	6		ELECTRC BB	AYB		1980	
AC Type	03		FULL	EYB		2000	
Bedrooms	4			Dep Code		GV	
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		14	
Total Rooms	7			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		86	
Basement Floor	12			Apprais Val		286,900	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	3			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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,552		17.70	27,472	
FFL	1ST FLOOR	1,552	1,552		88.62	137,537	
GAR	GARAGE	0	483		35.41	17,103	
HST	HALF STORY	242	483		44.40	21,446	
OFP	OPEN PORCH	0	114		8.55	975	
OSP	SCRN PORCH	0	168		13.19	2,215	
SFL	2ND FLOOR	1,397	1,397		88.62	123,801	
WDK	WOOD DECK	0	240		12.55	3,013	
Ttl. Gross Liv/Lease Area:		3,191	5,989	3,764		333,562	

