

Property Location: 91 WINDHAM DR
Vision ID: 5363

Account #5441

MAP ID:75/ 32/ 33/ /
Bldg #: 1 of 1

Bldg Name:
Sec #: 1 of 1

Card 1 of 1

State Use:101
Print Date:12/28/2014 21:32

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
KANJOLIA ANAND KANJOLIA SHAILJA 91 WINDHAM DR EAST LONGMEADOW, MA 01028 Additional Owners:						Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	407,500	407,500		
						RES LAND	101	136,100	136,100		
						RESIDENTL.	101	16,000	16,000		
SUPPLEMENTAL DATA						Total				559,600	559,600
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392639_2849620				Received Prior ID Owner Occ Y Final Area 3850.40002 Current Ac. .98327 ASSOC PID#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
KANJOLIA ANAND WOFFORD JEFFREY C + WENDY J, RONCA JOSEPH J + RONCA JOSEPH J + E L REALTY TRUST P W B + T INC		10978 / 0	10/27/1999	U	I	360,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
		09600/ 0207	08/26/1996	U	I	345,000		2014	B	405,300	2013	B	431,000	2012	B	419,600
		08618/ 0076	11/01/1993	U	I	1	F	2014	L	142,900	2013	L	138,900	2012	L	138,900
		08541/ 0567	08/30/1993	U	I	1	F	2014	O	18,500	2013	O	18,600	2012	O	18,700
		07995/ 0277	03/31/1992	U	I	80,000										
		07595/ 0064	11/28/1990	U	I	1	L									
Total:								566,700		Total:		588,500		Total:		577,200

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												APPRAISED VALUE SUMMARY							
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch											
0001/A						101		NV											
NOTES												Appraised Bldg. Value (Card) 407,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 16,000 Appraised Land Value (Bldg) 136,100 Special Land Value 0 Total Appraised Parcel Value 559,600 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 559,600							
SUB DIV # 575 1990 SALE INCLS OTHER																			
LOTS JACUZZI SHOWER & 2 SINKS IN MASTER																			
BATH 2 SINKS IN ANOTHER BATH																			

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					
31	02/11/2011	12	REROOF	10,000		0		NVC	03/23/2012			317	15	PERMIT VISIT					
314	11/01/1993	MN	Manual Note	13,000		0		POOL I	06/29/2006			311	2	MEASURED					
152	06/01/1993	MN	Manual Note	200,000		0		DWELLING	02/15/2000			247	14	INSPECTED					
									01/03/2000			247	2	MEASURED					
									02/15/1995			107	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		
																Spec Use	Spec Calc						
1	101	ONE FAM	RA				40,000	SF	2.20	1.5400	9	1.0000	1.00	NV	1.00				1.00	3.39	135,600		
1	101	ONE FAM	RA				0.07	AC	7,000.00	1.0000	0	1.0000	1.00	NV	1.00				1.00	7,000.00	500		
Total Card Land Units:							0.99	AC	Parcel Total Land Area:							0.99	AC	Total Land Value:					136,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		
Grade	B		GOOD	FBM Sqft			
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	8		BRICK VENR	Code	Description		Percentage
Exterior Wall 2	4		VINYL	101	ONE FAM		100
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			95.69
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			438,172
AC Type	03		Full	AYB			1993
Bedrooms	4			EYB			2007
Full Baths	8			Dep Code			VG
Half Baths	0			Remodel Rating			
Extra Fixtures	4			Year Remodeled			
Total Rooms	8			Dep %			7
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			93
Bsmt Garage				Apprais Val			407,500
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	2			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
11	POOL I-V	OB	Outbuilding	L	648	29.00	1994	A		GD	70	13,200
19	PATIO			L	504	5.75	1994	G		GD	70	2,500
02	SHED/FR			L	48	7.48	2003	G		GD	70	300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	2,048		19.16	39,234
FFL	1ST FLOOR	2,048	2,048		95.69	195,976
GAR	GARAGE	0	776		38.23	29,664
HST	HALF STORY	388	776		47.85	37,128
OFP	OPEN PORCH	0	88		9.79	861
SFL	2ND FLOOR	1,414	1,414		95.69	135,308
Ttl. Gross Liv/Lease Area:		3,850	7,150	4,579		438,172

