

Property Location: 10 FERNWOOD DR

MAP ID:75/ 9/ 15A/ /

Bldg Name:

State Use:101

Vision ID: 5371

Account #5449

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/28/2014 21:39

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION														
GIORDANO JOSEPH F GIORDANO SHARON A 10 FERNWOOD DR EAST LONGMEADOW, MA 01028 Additional Owners:										Description		Code						Appraised Value		Assessed Value								
										RESIDENTL.		101						234,500		234,500								
										RES LAND		101						90,100		90,100								
										RESIDENTL.		101						1,300		1,300								
SUPPLEMENTAL DATA										Total								325,900		325,900								
Other ID: SP Permit Chapter Land OC Dates 10/19/2012 In+Ex FY Mailed GIS ID: F_390504_2849734						Received Prior ID Owner Occ Y Final Area 2042 Current Ac. .64807 ASSOC PID#																						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)															
GIORDANO JOSEPH F TORCIA MICHAEL A, SCIBELLI SALVATORE A, AGNOLI JOHN L, AGNOLI JOHN HEIRS + DEVISEES +,				19591/ 490 18768/ 382 18399/ 315 10677/ 154 03178/ 0691		12/13/2012 05/11/2011 08/03/2010 03/08/1999 04/11/1966		U	I	342,500 50,000 30,000 1 0		00 U T A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value					
													2014	B	236,000		2013	B	218,500		2012	L	89,500					
													2014	L	92,900		2013	L	94,600									
													2014	O	1,500													
													Total:			330,400			Total:			313,100			Total:			89,500
EXEMPTIONS				OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)234,500 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)1,300 Appraised Land Value (Bldg)90,100 Special Land Value0 Total Appraised Parcel Value325,900 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value325,900														
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																												
FY2012 SUB 1077 LOT B - BOOK PLAN 358																												
P126																												
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								
201301431		04/19/2013		10	SHED		4,995			0			12X20"		06/28/2013			317	15	PERMIT VISIT								
206		07/14/2011		2	DWELLING		190,000			0			OC 10/19/2012 48X34 C		07/06/2012			400	25	OC VISIT								
															03/30/2012			317	15	PERMIT VISIT								
															03/30/2012			317	2	MEASURED								
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				28,230	SF	2.98	1.1900	7	1.0000	0.90	MG	1.00	ESM1			1.00	3.19	90,100					
Total Card Land Units:									0.65	AC	Parcel Total Land Area:									0.65	AC	Total Land Value:						90,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys			
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B-		GOOD (-)	FBM Sqft			
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1		CONCRETE				
Exterior Wall 1	4		VINYL				
Exterior Wall 2							
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			98.30
Interior Floor 2	4		CARPET				
Heat Fuel	1		OIL	Replace Cost			239,260
Heat Type	1		FORCED H/A	AYB			2011
AC Type	03		Full	EYB			2012
Bedrooms	4			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	2			Dep %			2
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			98
Basement Floor	12			Apprais Val			234,500
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			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	240	7.48	2013	A		GD	70	1,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	832		19.61	16,318
FFL	1ST FLOOR	832	832		98.30	81,785
GAR	GARAGE	0	504		39.40	19,856
SFL	2ND FLOOR	832	832		98.30	81,785
TQS	3/4 STORY	378	504		73.72	37,157
WDK	WOOD DECK	0	168		14.04	2,359

Ttl. Gross Liv/Lease Area:		2,042	3,672	2,434		239,260
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