

Print Date: 12/26/2014 09:20

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT																				
THE FRIENDS OF THE NORCROSS CENTER MCKNIGHT JAMES L 526 PROSPECT ST EAST LONGMEADOW, MA 01028 Additional Owners:							1 TYPCL						Description		Code		Appraised Value		Assessed Value														
													EXEMPT		931		196,100		196,100														
													EXM LAND		931		128,500		128,500														
													EXEMPT		931		9,200		9,200														
SUPPLEMENTAL DATA														Total		333,800		333,800															
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_379641_2849879						Received Prior ID Owner Occ Final Area 2498 Current Ac. 1.55627																											
						ASSOC PID#																											
RECORD OF OWNERSHIP					BK-VOL/PAGE			SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																		
THE FRIENDS OF THE NORCROSS CENTER INC C SPRINGFIELD DAY,NURSERY CORPORATION FEFFER,DIANA A.					13323/ 36 10998/ 129 03749/ 0081			06/25/2003 11/12/1999 11/13/1972		U	I	180,000 170,000 0		E	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value								
															2014	B	157,800		2013	B	159,600		2012	B	164,700								
															2014	L	86,200		2013	L	86,200		2012	L	91,700								
															2014	O	6,700		2013	O	6,700		2012	O	6,700								
Total:															250,700		Total:		252,500		Total:		263,100										
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									931			MA																					
NOTES															APPROXIMATE PARCEL VALUATION SUMMARY																		
PREVIOUS CHILD CARE FACILITY SUB																																	
DIV#917 HISTORICAL HOUSE-ON 3/6/09 BK																																	
17677 PG 533 HISTORIC PRESERVATION																																	
RESTRICTION ON LOT 1 ON PLAN 330-53 IN															Net Total Appraised Parcel Value								333,800										
PERPETUITY.																																	
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										
268		08/05/2008		15	TENT		800				0				TEMPORARY		12/21/2004				311	3	MEAS+INSPCTD										
183		07/13/2004		8	RENOVATION		100,000				0				OC 1/20/2005		06/30/2004				328	16	FIELDREV CHG										
258		10/01/2003		41	FOUNDATION		80,000				0				RELOCATION		04/29/2004				303	2	MEASURED										
																	05/28/1980				500	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	931R	MUN-IMPR			RC				40,000	SF	3.10	1.0000	5	1.0000	1.00	MA	1.00				Spec Use	Spec Calc		1.00	3.10	124,000							
1	931R	MUN-IMPR			RC				0.64	AC	7,000.00	1.0000	0	1.0000	1.00	MA	1.00							1.00	7,000.00	4,500							
Total Card Land Units:										1.56 AC		Parcel Total Land Area:1.56 AC										Total Land Value:										128,500	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	06		COLONIAL	#Heat Sys	1			
Model	01		RESIDENTIAL	Central Vac				
Grade	C+		AVG. (+)	FBM Sqft				
Stories	2.5			Int vs Ext				
Foundation	3		MASONRY	MIXED USE				
Exterior Wall 1	2		CLAPBOARD	Code	Description			Percentage
Exterior Wall 2				931R	MUN-IMPR			100
Roof Structure	1		GABLE					
Roof Cover	2		SLATE					
Interior Wall 1	2		PLASTER					
Interior Wall 2				COST/MARKET VALUATION				
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:				96.70
Interior Floor 2	2		SOFTWOOD					
Heat Fuel	2		GAS					
Heat Type	1		FORCED H/A	Replace Cost				288,358
AC Type	01		NONE	AYB				1880
Bedrooms	4			EYB				1987
Full Baths	1			Dep Code				GD
Half Baths	1			Remodel Rating				
Extra Fixtures	0			Year Remodeled				
Total Rooms	9			Dep %				27
Bath Style	A		AVERAGE	Functional ObsInc				
Kitchen Style	A		AVERAGE	External ObsInc				5
Kitchens	1			Cost Trend Factor				1
Extra Kitchens				Condition				
Frame	1		WOOD	% Complete				
Basement Floor	12			Overall % Cond				68
Bsmt Garage				Apprais Val				196,100
Units			Dep % Ovr				0	
WS Flues			Dep Ovr Comment					
FBM Quality			Misc Imp Ovr				0	
Fireplaces	1		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
31	BARN			L	1,144	16.10	1930	A		FR	50	9,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,134		19.36	21,951
FFL	1ST FLOOR	1,364	1,364		96.70	131,898
OFP	OPEN PORCH	0	298		9.73	2,901
SFL	2ND FLOOR	1,134	1,134		96.70	109,657
UAT	UNFIN ATTC	0	1,134		19.36	21,951
Ttl. Gross Liv/Lease Area:		2,498	5,064	2,982		288,358

