Property Location: 19 GLENDALE RD | **MAP ID: 16/ 97/ 51/ /** | **Bldg Name:** | **State Use: 101**

Vision ID: 827 | **Account #849** | **Bldg #: 1 of 1** | **Sec #: 1 of 1** | **Card 1 of 1** | **Print Date: 12/26/2014 10:09**

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
MCGURN JOHN P HEIRS + DEV OF C/O O CALLAGHAN DIANE E 119 INDUSTRIAL DR EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Prior ID
Chapter Land	Owner Occ
OC Dates	Final Area 988
In+Ex FY	Current Ac. .16061
Mailed	
GIS ID: F_379525_2850751	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	74,900	74,900
RES LAND	101	77,100	77,100
RESIDNTL.	101	4,300	4,300
Total		156,300	156,300

1006
AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
MCGURN JOHN P HEIRS + DEV OF	19976/ 593	08/19/2013	U	I	1	1F
MCGURN JOHN P,C/O DIANE O CALLAHAN	02541/ 0088	05/02/1957	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2014	B	70,600	2013	B	76,700	2012	B	88,300
2014	L	79,600	2013	L	79,600	2012	L	83,100
2014	O	5,300	2013	O	5,300	2012	O	6,200
	Total:	155,500		Total:	161,600		Total:	177,600

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	74,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	4,300
Appraised Land Value (Bldg)	77,100
Special Land Value	0
Total Appraised Parcel Value	156,300
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**156,300**

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MA

NOTES

NARROW LOT

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201200805	02/24/2012	12	REROOF	6,500		0		NVC

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
06/01/2012			317	15	PERMIT VISIT
02/13/2004			311	3	MEAS+INSPCTD
07/13/1992			131	13	MISSED APPT
04/27/1992			107	22	MAILER SENT
07/15/1991			131	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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				6,996	SF	11.02	1.0000	5	1.0000	1.00	MA	1.00				1.00	11.02	77,100

Total Card Land Units: 0.16 AC | Parcel Total Land Area: 0.16 AC | Total Land Value: 77,100

Property Location: 19 GLENDALE RD **MAP ID:** 16/ 97/ 51/ / **Bldg Name:** **State Use:** 101

Vision ID: 827 **Account #**849 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/26/2014 10:09

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	05		CAPE
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.50		1 1/2 Stories
Foundation	1		CONCRETE
Exterior Wall 1	1		WOOD SHING
Exterior Wall 2	8		BRICK VENR
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	1		DRYWALL
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2			
Heat Fuel	1		OIL
Heat Type	3		FORCED H/W
AC Type	01		None
Bedrooms	2		
Full Baths	1		
Half Baths	0		
Extra Fixtures	0		
Total Rooms	4		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	0		

CONSTRUCTION DETAIL (CONTINUED)

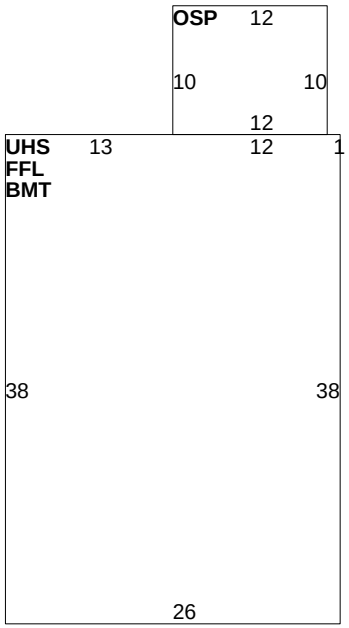
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NONE
FBM Sqft			
Int vs Ext	S		

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	89.21
Replace Cost	133,820
AYB	1955
EYB	1970
Dep Code	FA
Remodel Rating	
Year Remodeled	
Dep %	44
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	56
Apprais Val	74,900
Dep % Ovr	0
Dep Ovr Comment	
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
03	GARAGE	OB	Outbuilding	L	308	28.18	1955	A		FR	50	4,300

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	988		17.88	17,664
FFL	1ST FLOOR	988	988		89.21	88,143
OSP	SCRN PORCH	0	120		13.38	1,606
UHS	UNFIN HALF STORY	0	988		26.73	26,407
	Ttl. Gross Liv/Lease Area:	988	3,084	1,500		133,820