

Property Location: 55 WOOD AV
Vision ID: 993

Account #1020

MAP ID:1A/ 3/ 48/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/26/2014 10:51

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION
YOUMELL JOHN J JR YOUMELL JOANNE 55 WOOD AVE EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value	
						RESIDENTL.	101	89,300	89,300	
						RES LAND	101	63,900	63,900	
						RESIDENTL.	101	6,100	6,100	
SUPPLEMENTAL DATA										
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374137_2855481				Received Prior ID Owner Occ Final Area 1434 Current Ac. .21465						
				ASSOC PID#						
Total						159,300		159,300		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
YOUMELL JOHN J JR		03551/ 0457	12/01/1970	U	I		0	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2014	B	87,100	2013	B	90,800	2012	B	98,700
								2014	L	63,000	2013	L	63,700	2012	L	67,300
								2014	O	6,500	2013	O	6,500	2012	O	6,500
								Total:			156,600	Total:			161,000	Total:

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 Bldg. Value (Card) 89,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 6,100 Appraised Land Value (Bldg) 63,900 Special Land Value 0 Total Appraised Parcel Value 159,300 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 159,300											
NBHD/ SUB		NBHD Name		Street Index Name									Tracing		Batch	
0001/A													101		MF	

NOTES																	

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			
									05/28/2004			319	14	INSPECTED			
									04/20/2004			316	2	MEASURED			
									08/02/1992			131	2	MEASURED			
									05/06/1992			107	22	MAILER SENT			
									06/13/1990			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		S Adj Fact	Adj. Unit Price	Land Value	
1	101	ONE FAM	RC				9,350	SF	8.33	0.8200	3	1.0000	1.00	MF	1.00		Spec Use	Spec Calc	1.00	6.83	63,900
Total Card Land Units:			0.21		AC		Parcel Total Land Area:			0.21			AC			Total Land Value:			63,900		

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description		
Style	05		CAPE	#Heat Sys	1		NONE		
Model	01		RESIDENTIAL	Central Vac	0				
Grade	C		AVERAGE	FBM Sqft					
Stories	1.50		1 1/2 Stories	Int vs Ext	S				
Foundation	2		CONC BLOCK	MIXED USE					
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage		
Exterior Wall 2				101	ONE FAM		100		
Roof Structure	1		GABLE						
Roof Cover	1		ASPHALT SH						
Interior Wall 1	2		PLASTER						
Interior Wall 2				COST/MARKET VALUATION					
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:				88.32	
Interior Floor 2									
Heat Fuel	2		GAS						
Heat Type	1		FORCED H/A						
AC Type	01		None	Replace Cost				146,349	
Bedrooms	2			AYB				1948	
Full Baths	1			EYB				1975	
Half Baths	0			Dep Code				AV	
Extra Fixtures	0			Remodel Rating					
Total Rooms	5			Year Remodeled					
Bath Style	A			Dep %					39
Bath Style	A			AVERAGE	Functional ObsInc				
Kitchen Style	A			AVERAGE	External ObsInc				
Kitchens	1				Cost Trend Factor				
Extra Kitchens	0	WOOD		Condition					
Frame	1			% Complete					
Basement Floor	12			Overall % Cond					61
Bsmt Garage				Apprais Val				89,300	
Units	1			Dep % Ovr				0	
WS Flues	1			Dep Ovr Comment				0	
FBM Quality			Misc Imp Ovr						
Fireplaces	1		Misc Imp Ovr Comment				0		
			Cost to Cure Ovr						
			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	484	28.18	1950	F		FR	50	6,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	912		17.63	16,075
BNT	BSMT ENTRY	0	24		3.68	88
EFP	ENCL PORCH	0	126		26.64	3,356
FFL	1ST FLOOR	978	978		88.32	86,379
HST	HALF STORY	456	912		44.16	40,275
OFF	OPEN PORCH	0	24		7.36	177
Ttl. Gross Liv/Lease Area:		1,434	2,976	1,657		146,349

