

Property Location: 19 ORPHEUM AV

MAP ID: 1B/ 35/ 777/ /

Bldg Name:

State Use: 101

Vision ID: 1089

Account #1119

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 11/24/2015 19:20

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
SADOWSKI DAN D SADOWSKI NICOLE A 19 ORPHEUM AVE EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL.		101						90,300		90,300	
											RES LAND		101						62,900		62,900	
											RESIDENTL.		101		2,900		2,900					
SUPPLEMENTAL DATA																						
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_376463_2856649							Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#															
Total											156,100				156,100							

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
SADOWSKI DAN D KORTEKAMP CONSTRUCTION LLC, US BANK NATIONAL ASSOCIATION , HANKE,DANIEL C DONAHUE,RALPH A				19633/ 557 18288/ 14 18258/ 541 15660/ 375 04662/ 0349		01/10/2013 05/07/2010 04/16/2010 01/26/2006 09/22/1978		Q	I	153,000 80,150 84,150 144,900 0		00 S L	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2015	101	90,300		2014	B	84,300		2013	B	85,200	
													2015	101	62,900		2014	L	62,100		2013	L	62,800	
													2015	101	2,900		2014	O	3,900		2013	O	3,900	
													Total:			156,100		Total:		150,300		Total:		151,900

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) 90,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 2,900 Appraised Land Value (Bldg) 62,900 Special Land Value 0 Total Appraised Parcel Value 156,100 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 156,100												
NBHD/ SUB		NBHD Name			Street Index Name			Tracing												Batch		
0001/A								101												MF		

NOTES										2012 VACANT, TOTAL REHAB IN PROGRESS. 5/10/2013 LEFT NOTICE FOR INSPECTION									

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	
141		05/17/2010		7	REMODEL			40,000				0			NEW KITCHEN, BATH,		05/10/2013 06/22/2012 03/28/2012 03/02/2012 11/18/2010			105 317 250 317 311	15 15 22 15 15	PERMIT VISIT PERMIT VISIT MAILER SENT PERMIT VISIT PERMIT VISIT	

LAND LINE VALUATION SECTION																															
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	SF	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			RB				5,850		13.12	0.8200	3	1.0000	1.00	MF	1.00							1.00	10.76	62,900					
Total Card Land Units:									0.13	AC	Parcel Total Land Area:									0.13	AC	Total Land Value:									62,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	02		BUNGALOW	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	738		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		

MIXED USE			
Code	Description	Percentage	
101	ONE FAM	100	

COST/MARKET VALUATION			
Adj. Base Rate:			99.37
Replace Cost			148,054
AYB			1940
EYB			1975
Dep Code			AV
Remodel Rating			
Year Remodeled			
Dep %			39
Functional Obslnc			
External Obslnc			
Cost Trend Factor			1
Condition			
% Complete			
Overall % Cond			61
Apprais Val			90,300
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	228	28.18	1940	F		FR	50	2,900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	738		19.93	14,706
EFP	ENCL PORCH	0	132		30.11	3,975
FFL	1ST FLOOR	868	868		99.37	86,249
HST	HALF STORY	434	868		49.68	43,124
Ttl. Gross Liv/Lease Area:		1,302	2,606	1,490		148,054

