

Property Location: 89 WOOD AV
Vision ID: 1167

Account #1197

MAP ID:2/ 66/ 40/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:11/25/2015 08:09

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
THIBODEAU SUSAN L 89 WOOD AV EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	73,300	73,300		
						RES LAND	101	46,700	46,700		
						RESIDENTL.	101	4,500	4,500		
SUPPLEMENTAL DATA						Total				124,500	124,500
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374192_2855067			Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
THIBODEAU SUSAN L THIBODEAU EDWARD C, THIBODEAU EDWARD C, REED STEPHEN F + DOREEN M CERRI RENO A JR		19695/ 391	02/21/2013	U	I	1	1H	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
		14499/ 538	09/15/2004	U	I	100	A	2015	101	73,300	2014	B	76,000	2013	B	80,000
		08845/ 0351	05/31/1994	U	I	74,000		2015	101	46,700	2014	L	39,800	2013	L	40,200
		07665/ 0442	03/29/1991	U	I	95,000		2015	101	4,500	2014	O	5,700	2013	O	5,700
		04143/ 0145	06/19/1975	U	I	0		Total:		124,500	Total:		121,500	Total:		125,900

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) 73,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 4,500 Appraised Land Value (Bldg) 46,700 Special Land Value 0 Total Appraised Parcel Value 124,500 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 124,500			
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch					
0001/A						101		MF					
NOTES													
DOG & FENCE COULD NOT MEASURE													

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			
214	09/01/1990	MN	Manual Note	2,500		0		POOL	10/02/2006			250	22	MAILER SENT			
213	09/01/1990	MN	Manual Note	400		0		SHED	04/22/2004			250	22	MAILER SENT			
									04/15/2004			311	2	MEASURED			
									01/07/1991			107	15	PERMIT VISIT			
									06/12/1990			131	2	MEASURED			

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					
																	Spec Use	Spec Calc								
1	101	ONE FAM	RC				3,725		15.29	0.8200	3	1.0000	1.00	MF	1.00				1.00	12.54	46,700					
Total Card Land Units:								0.09	AC	Parcel Total Land Area:								0.09	AC	Total Land Value:						46,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	264		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:			86.96
Interior Floor 1	3		HARDWOOD				
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			107,834
Heat Type	5		STEAM	AYB			1930
AC Type	01		NONE	EYB			1982
Bedrooms	2			Dep Code			GD
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			32
Total Rooms	5			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			68
Basement Floor				Apprais Val			73,300
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues	1			Misc Imp Ovr			0
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	0			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	240	28.18	1945	F		FR	50	3,000
02	SHED/FR			L	120	7.48	1988	A		GD	70	600
07	POOL A-C	OB	Outbuilding	L	18	69.00	1988	A		GD	70	900

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	528		17.46	9,218
FFL	1ST FLOOR	642	642		86.96	55,830
SFL	2ND FLOOR	475	475		86.96	41,307
WDK	WOOD DECK	0	120		12.32	1,478
Ttl. Gross Liv/Lease Area:		1,117	1,765	1,240		107,834

