

Property Location: 307 NORTH MAIN ST
Vision ID: 142

Account #145

MAP ID:12A/ 76/ 1/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:104

Print Date:11/24/2015 15:42

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
RINDELS RONALD			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
307 NORTH MAIN ST						RESIDENTL.	104	112,400	112,400		
EAST LONGMEADOW, MA 01028						RES LAND	104	69,900	69,900		
Additional Owners:						RESIDENTL.	104	5,200	5,200		
SUPPLEMENTAL DATA						Total				187,500	187,500
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378925_2854350			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)								
RINDELS RONALD		15214/ 371	07/25/2005	U	I	218,900		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
ROY EDMUND T,		07642/ 0448	02/20/1991	U	I	132,500		2015	104	119,700	2014	B	120,800	2013	B	125,900
SAWYER C THOMAS		07615/ 0335	12/28/1990	U	I	1 A		2015	104	69,900	2014	L	72,000	2013	L	68,000
SULLIVAN KATHLEEN A		07615/ 0334	12/28/1990	U	I	1 A		2015	104	5,200	2014	O	6,000	2013	O	6,000
SAWYER C THOMAS		03549/ 0250	11/19/1970	U	I	0		Total:		194,800	Total:		198,800	Total:		199,900

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

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			104	MA

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		
									05/06/2004			317	14	INSPECTED		
									04/05/2004			250	22	MAILER SENT		
									03/27/2004			311	2	MEASURED		
									04/01/1992			107	22	MAILER SENT		
									10/04/1990			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	104	TWO FAM	RC				8,388		9.25	1.0000	5	1.0000	1.00	MA	1.00				TRF3	.90	.90	8.33	69,900		
Total Card Land Units:							0.19	AC	Parcel Total Land Area:							0.19	AC	Total Land Value:							69,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	12		MULTI-CONV	#Heat Sys	2		
Model	03		MULTI-FAMILY	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	2.5			Int vs Ext	S		SAME
Foundation	3		MASONRY	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				104	TWO FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2	1		DRYWALL				
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		68.46	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		170,328	
AC Type	01		NONE	AYB		1910	
Bedrooms	4			EYB		1980	
Full Baths	2			Dep Code		AG	
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %		34	
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	2			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	7		BELOW AVE	Overall % Cond		66	
Bsmt Garage				Apprais Val		112,400	
Units	2			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	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	380	28.18	1940	F		FR	50	4,800
02	SHED/FR			L	120	7.48	1998	F		FR	50	400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,015		13.69	13,897	
FFL	1ST FLOOR	1,015	1,015		68.46	69,487	
OFP	OPEN PORCH	0	448		6.88	3,081	
SFL	2ND FLOOR	1,015	1,015		68.46	69,487	
UAT	UNFIN ATTC	0	1,015		13.69	13,897	
WDK	WOOD DECK	0	49		9.78	479	
Ttl. Gross Liv/Lease Area:		2,030	4,557	2,488		170,328	

