

Property Location: 112 ELM ST

Vision ID: 1863

Account #1899

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 11/25/2015 12:32

CURRENT OWNER

RYAN THOMAS

RYAN TRACY

112 ELM ST

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

1

TYPCL

UTILITIES

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:  
SP Permit  
Chapter Land  
OC Dates  
In+Ex FY  
Mailed  
GIS ID: F\_381659\_2852475

Received  
Prior ID  
Owner Occ  
Final Area  
Current Ac.  
  
ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

105,000

105,000

RES LAND

101

77,700

77,700

RESIDENTL.

101

12,000

12,000

Total

194,700

194,700

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

RYAN THOMAS

YEATON ROSE B,

11366/ 133

02012/ 0171

10/11/2000

U

I

113,900

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

105,000

2014

B

102,000

2013

B

104,800

2015

101

77,700

2014

L

80,100

2013

L

80,100

2015

101

12,000

2014

O

13,400

2013

O

13,400

Total:

194,700

Total:

195,500

Total:

198,300

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

105,000

0

12,000

77,700

0

194,700

C

0

194,700

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201402824

11/17/2014

54

FENCE

1,200

03/27/2015

100

03/27/2015

NVC

146

05/26/2011

11

POOL

2,500

0

24' ABOVE GROUND IN

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/27/2015

317

15

PERMIT VISIT

02/10/2012

317

15

PERMIT VISIT

04/21/2004

317

14

INSPECTED

03/24/2004

250

22

MAILER SENT

10/24/2003

274

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

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

34,848

SF

2.48

1.0000

5

1.0000

1.00

MA

1.00

TRF2

190

.90

2.23

77,700

Total Card Land Units:

0.80

AC

Parcel Total Land Area:

0.8 AC

Total Land Value:

77,700

| CONSTRUCTION DETAIL |      |     |               | CONSTRUCTION DETAIL (CONTINUED) |             |         |             |
|---------------------|------|-----|---------------|---------------------------------|-------------|---------|-------------|
| Element             | Cd.  | Ch. | Description   | Element                         | Cd.         | Ch.     | Description |
| Style               | 05   |     | CAPE          | #Heat Sys                       | 1           |         |             |
| Model               | 01   |     | RESIDENTIAL   | Central Vac                     | 0           |         | NO          |
| Grade               | C    |     | AVERAGE       | FBM Sqft                        |             |         |             |
| Stories             | 1.50 |     | 1 1/2 Stories | Int vs Ext                      | S           |         |             |
| Foundation          | 2    |     |               | MIXED USE                       |             |         |             |
| Exterior Wall 1     | 4    |     | VINYL         | Code                            | Description |         | Percentage  |
| Exterior Wall 2     |      |     |               | 101                             | ONE FAM     |         | 100         |
| Roof Structure      | 1    |     | GABLE         | COST/MARKET VALUATION           |             |         |             |
| Roof Cover          | 1    |     | ASPHALT SH    |                                 |             |         |             |
| Interior Wall 1     | 1    |     | DRYWALL       |                                 |             |         |             |
| Interior Wall 2     |      |     |               |                                 |             |         |             |
| Interior Floor 1    | 3    |     | HARDWOOD      | Adj. Base Rate:                 |             | 85.21   |             |
| Interior Floor 2    | 4    |     | CARPET        |                                 |             |         |             |
| Heat Fuel           | 1    |     | OIL           |                                 |             |         |             |
| Heat Type           | 3    |     | FORCED H/W    | Replace Cost                    |             | 159,081 |             |
| AC Type             | 01   |     | NONE          | AYB                             |             | 1950    |             |
| Bedrooms            | 3    |     |               | EYB                             |             | 1980    |             |
| Full Baths          | 1    |     |               | Dep Code                        |             | AG      |             |
| Half Baths          | 0    |     |               | Remodel Rating                  |             |         |             |
| Extra Fixtures      | 0    |     |               | Year Remodeled                  |             |         |             |
| Total Rooms         | 6    |     |               | Dep %                           |             | 34      |             |
| Bath Style          | A    |     | AVERAGE       | Functional ObsInc               |             |         |             |
| Kitchen Style       | G    |     | GOOD          | External ObsInc                 |             |         |             |
| Kitchens            | 1    |     |               | Cost Trend Factor               |             | 1       |             |
| Extra Kitchens      | 0    |     |               | Condition                       |             |         |             |
| Frame               | 1    |     | WOOD          | % Complete                      |             |         |             |
| Basement Floor      | 12   |     |               | Overall % Cond                  |             | 66      |             |
| Bsmt Garage         |      |     |               | Apprais Val                     |             | 105,000 |             |
| Units               | 1    |     |               | Dep % Ovr                       |             | 0       |             |
| WS Flues            | 1    |     |               | 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        |             |         |             |

| Code | Description | Sub | Sub Descript | L/B | Units | Unit Price | Yr   | Gde | Dp Rt | Cnd | %Cnd | Apr Value |
|------|-------------|-----|--------------|-----|-------|------------|------|-----|-------|-----|------|-----------|
| 03   | GARAGE      | OB  | Outbuilding  | L   | 682   | 28.18      | 1950 | A   |       | FR  | 50   | 9,600     |
| 07   | POOL A-C    | OB  | Outbuilding  | L   | 24    | 69.00      | 2011 | A   |       | GD  | 70   | 1,200     |
| 22   | WOOD DK     |     |              | L   | 192   | 9.20       | 2011 | A   |       | GD  | 70   | 1,200     |

| BUILDING SUB-AREA SUMMARY SECTION |                  |             |            |           |           |                 |  |
|-----------------------------------|------------------|-------------|------------|-----------|-----------|-----------------|--|
| Code                              | Description      | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |
| BMT                               | BASEMENT         | 0           | 1,120      |           | 17.04     | 19,086          |  |
| FFL                               | 1ST FLOOR        | 1,120       | 1,120      |           | 85.21     | 95,432          |  |
| HST                               | HALF STORY       | 280         | 560        |           | 42.60     | 23,858          |  |
| OFP                               | OPEN PORCH       | 0           | 50         |           | 8.52      | 426             |  |
| STG                               | STORAGE          | 0           | 80         |           | 34.08     | 2,727           |  |
| UHS                               | UNFIN HALF STORY | 0           | 560        |           | 25.56     | 14,315          |  |
| WDK                               | WOOD DECK        | 0           | 270        |           | 11.99     | 3,238           |  |
| Ttl. Gross Liv/Lease Area:        |                  | 1,400       | 3,760      | 1,867     |           | 159,081         |  |

