

Property Location: 61 GERRARD AV
Vision ID: 2357

Account #2399

MAP ID:2A/ 57/ B/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:11/25/2015 14:30

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
MARTIN MATTHEW D SLORA MEREDITH 61 GERRARD AVE EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	105,600	105,600		
						RES LAND	101	66,200	66,200		
						RESIDENTL.	101	3,900	3,900		
SUPPLEMENTAL DATA						Total				175,700	175,700
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375241_2854968			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)										
MARTIN MATTHEW D MANTONI,DAVID J MANTONI DAVID J, MCKEE WILLIAM A + LINDA A,		17315/ 72	05/28/2008	U	I	210,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value		
		13110/ 465	04/16/2003	U	I	1	F	2015	101	105,600	2014	B	104,000	2013	B	106,500		
		11286/ 094	07/31/2000	U	I	130,000		2015	101	66,200	2014	L	65,300	2013	L	66,100		
		05394/ 0336	02/24/1983	U	I	0	A	2015	101	3,900	2014	O	4,600	2013	O	4,600		
		Total:								175,700	Total:				173,900		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

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MF

NOTES

SUB DIV #844 PORTION OF LOTS SOLD TO
BECOME PARCEL A BOOK 10842 P129 -
7-9-1999

APPRaised VALUE SUMMARY

Appraised Bldg. Value (Card)	105,600
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	3,900
Appraised Land Value (Bldg)	66,200
Special Land Value	0
Total Appraised Parcel Value	175,700
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	175,700

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			
26 280	01/30/2008 09/01/1987	20 MN	WOOD STOVE Manual Note	1,000 9,500		0 0		PELLET STOVE ADDITION	11/21/2008 11/21/2008 05/07/2004 04/12/2004 04/09/2004			317 317 317 250 316	15 15 14 22 2	PERMIT VISIT PERMIT VISIT INSPECTED MAILER SENT 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				18,037	SF	4.48	0.8200	3	1.0000	1.00	MF	1.00		Spec Use	Spec Calc	1.00	3.67	66,200	
Total Card Land Units:			0.41	AC	Parcel Total Land Area:			0.41	AC			Total Land Value:										66,200

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		
Grade	C		AVERAGE	FBM Sqft			
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	7		BRICK	Code	Description		Percentage
Exterior Wall 2	4		VINYL	101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2	8		PLYWD PANL	COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			89.17
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			159,973
AC Type	03		Full	AYB			1945
Bedrooms	3			EYB			1980
Full Baths	1			Dep Code			AG
Half Baths	0			Remodel Rating			
Extra Fixtures	1			Year Remodeled			
Total Rooms	5			Dep %			34
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			66
Bsmt Garage	1			Apprais Val			105,600
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			

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	896		17.81	15,962	
FFL	1ST FLOOR	1,136	1,136		89.17	101,298	
HST	HALF STORY	448	896		44.59	39,949	
WDK	WOOD DECK	0	224		12.34	2,764	
Ttl. Gross Liv/Lease Area:		1,584	3,152	1,794		159,973	

