Property Location: 284 PROSPECT ST | **MAP ID:** 30/ 18/ 0/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 2671 | **Account** #2717 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 11/25/2015 15:39

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
RUBINACCIO LEOPOLDO		1 TYPCL		
284 PROSPECT ST				
EAST LONGMEADOW, MA 01028				
Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Prior ID
Chapter Land	Owner Occ
OC Dates	Final Area
In+Ex FY	Current Ac.
Mailed	
GIS ID: F_381925_2845849	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	55,900	55,900
RES LAND	101	96,000	96,000
RESIDNTL.	101	5,800	5,800
Total		157,700	157,700

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
RUBINACCIO LEOPOLDO	10013/ 0517	09/30/1997	U	I	1	A
RUBINACCIO LEOPOLDO +	07575/ 0352	10/26/1990	U	I	138,000	
BILTON AZALEA E	04646/ 0264	08/23/1978	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2015	101	55,900	2014	B	8,900	2013	B	138,600
2015	101	96,000	2014	L	98,800	2013	L	101,700
2015	101	5,800	2014	O	5,700	2013	O	7,100
	Total:	157,700		Total:	113,400		Total:	247,400

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

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

NOTES

CHG FROM OFP TO EFP PER DESK REVIEW

(7/5/2013 FIELD REVIEW = VERY POOR

CONDITION)NC=NEED INTERIOR INSPECTION!

LEFT NOTICE 4/4/14

4/15 STILL VP ATTIC WINDOW BROKEN,

EFP/2ND FL FALLING APART.

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	55,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	5,800
Appraised Land Value (Bldg)	96,000
Special Land Value	0
Total Appraised Parcel Value	157,700
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	157,700

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
04/24/2015			317	15	PERMIT VISIT
04/30/2014			250	22	MAILER SENT
04/04/2014			317	16	FIELDREV CHG
07/05/2013			317	16	FIELDREV CHG
03/18/2004			250	22	MAILER SENT

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	Special Pricing Spec Calc		S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RA				40,000	SF	2.20	1.1900	7	1.0000	1.00	MG	1.00			TRF1	.90	.90	2.36	94,400
1	101	ONE FAM	RA				0.23	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00					1.00	7,000.00	1,600

Total Card Land Units: 1.15 AC **Parcel Total Land Area:** 1.15 AC **Total Land Value:** 96,000

Property Location: 284 PROSPECT ST **MAP ID:** 30/ 18/ 0/ / **Bldg Name:** **State Use:** 101

Vision ID: 2671 **Account #**2717 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 11/25/2015 15:39

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	06		COLONIAL
Model	01		RESIDENTIAL
Grade	C+		AVG. (+)
Stories	2.50		2 1/2 STORIES
Foundation	2		CONC BLOCK
Exterior Wall 1	3		ALUMINUM
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	2		PLASTER
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2			
Heat Fuel	1		OIL
Heat Type	3		FORCED H/W
AC Type	01		NONE
Bedrooms	4		
Full Baths	1		
Half Baths	1		
Extra Fixtures	0		
Total Rooms	7		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	0		

CONSTRUCTION DETAIL (CONTINUED)

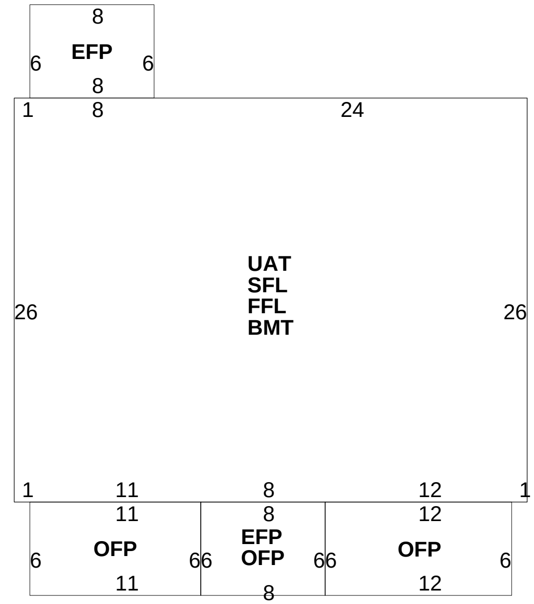
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	88.44
Replace Cost	186,422
AYB	1912
EYB	1919
Dep Code	VP
Remodel Rating	
Year Remodeled	
Dep %	70
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	NC
% Complete	30
Overall % Cond	30
Apprais Val	55,900
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
32	BARN/LFT			L	450	19.55	1912	A		FR	50	4,400
19	PATIO			L	414	5.75	1980	A		AV	60	1,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	858		17.73	15,211
EFP	ENCL PORCH	0	96		26.71	2,565
FFL	1ST FLOOR	858	858		88.44	75,878
OFP	OPEN PORCH	0	186		9.03	1,680
SFL	2ND FLOOR	858	858		88.44	75,878
UAT	UNFIN ATTC	0	858		17.73	15,211
	Ttl. Gross Liv/Lease Area:	1,716	3,714	2,108		186,422