

Property Location: 4 KINGMAN AV

Vision ID: 3280

Account #3333

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 11/30/2015 13:32

CURRENT OWNER

BEZNOS MARA

4 KINGMAN AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

1

TYPCL

UTILITIES

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

90,700

90,700

RES LAND

101

78,100

78,100

RESIDENTL.

101

600

600

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates

In+Ex FY

Mailed

GIS ID: F_376029_2853280

Received

Prior ID

Owner Occ

Final Area

Current Ac.

ASSOC PID#

Total

169,400

169,400

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

BEZNOS MARA

08937/ 0517

09/09/1994

U

I

70,000

ALFANO JAMES J + LAURIE A

06712/ 302

12/18/1987

U

I

92,100

MAJOR

6431/ 193

03/27/1987

U

I

1

A

RAYMOND

01927/ 0557

03/29/1948

U

I

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

90,700

2014

B

84,300

2013

B

90,100

2015

101

78,100

2014

L

80,600

2013

L

80,600

2015

101

600

2014

O

500

2013

O

500

Total:

169,400

Total:

165,400

Total:

171,200

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

90,700

0

600

78,100

0

169,400

C

0

169,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

99

05/01/2011

4

ADDITION

1,500

0

OFF GARAGE

205

06/21/2005

4

ADDITION

10,000

0

20` X 25` `OFF REAR & 11/28/2005

95

04/01/1995

MN

Manual Note

700

0

DECK

34

03/01/1990

MN

Manual Note

2,000

0

ADDN

176

07/01/1989

MN

Manual Note

3,500

0

POOL AG

143

05/01/1988

MN

Manual Note

250

0

ADDITION

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

02/10/2012

317

15

PERMIT VISIT

11/28/2005

311

15

PERMIT VISIT

05/18/2004

319

14

INSPECTED

04/06/2004

250

22

MAILER SENT

04/01/2004

316

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

10,000

SF

7.81

1.0000

5

1.0000

1.00

MA

1.00

1.00

7.81

78,100

Total Card Land Units:

0.23

AC

Parcel Total Land Area:

0.23

AC

Total Land Value:

78,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	384		
Stories	1.00		1 Story	Int vs Ext	S		
Foundation	1		CONCRETE	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	2		PLASTER				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2				Adj. Base Rate:		85.44	
Heat Fuel	1		OIL	Replace Cost		148,756	
Heat Type	1		FORCED H/A	AYB		1950	
AC Type	01		NONE	EYB		1975	
Bedrooms	2			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		39	
Total Rooms	4			Functional ObsInc			
Bath Style	A		AVERAGE	External ObsInc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		61	
Basement Floor	12			Apprais Val		90,700	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	1			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
02	SHED/FR			L	120	7.48	1950	A		FR	50	400
40	LEAN-TO			L	48	5.75	1985	A		AV	60	200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	768		17.13	13,158	
FFL	1ST FLOOR	1,460	1,460		85.44	124,746	
GAR	GARAGE	0	313		34.12	10,680	
OFP	OPEN PORCH	0	20		8.54	171	
Ttl. Gross Liv/Lease Area:		1,460	2,561	1,741		148,756	

