

Property Location: 97 AVERY ST

MAP ID:4/ 12/ C/ /

Bldg Name:

State Use:101

Vision ID: 3360

Account #3415

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:11/30/2015 13:50

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
FLANAGAN THOMAS J FLANAGAN TINA M 97 AVERY ST EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	193,500	193,500		
						RES LAND	101	87,700	87,700		
						RESIDENTL.	101	1,600	1,600		
SUPPLEMENTAL DATA						Total				282,800	282,800
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375479_2851798			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)								
FLANAGAN THOMAS J BOUSQUET PAUL A + CONNORS THOMAS CHAFFIN MAU		09265/ 0363 09161/ 0470 6297/ 35 04075/ 0229	09/26/1995 06/16/1995 11/20/1986 12/02/1974	U	I	181,232 141,750 60,000 0	D N	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2015	101	193,500	2014	B	190,400	2013	B	183,100
								2015	101	87,700	2014	L	90,800	2013	L	90,800
								2015	101	1,600	2014	O	2,100	2013	O	2,100
								Total:			282,800	Total:	283,300	Total:	276,000	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)193,500 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)1,600 Appraised Land Value (Bldg)87,700 Special Land Value0 Total Appraised Parcel Value282,800 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value282,800								
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		NA								
NOTES																
SUB DIVISION 655																

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			
160	06/20/1995	MN	Manual Note	65,000		0		DWELLING	05/04/2004 04/06/2004 03/30/2004 12/12/1995 04/25/1980			318 250 311 107 500	14 22 2 3 14	INSPECTED MAILER SENT MEASURED MEAS+INSPCTD INSPECTED			

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	RB				28,660	SF	2.94	1.0400	6	1.0000	1.00	NA	1.00		Spec Use	Spec Calc	1.00	3.06	87,700		
Total Card Land Units:							0.66	AC	Parcel Total Land Area:							0.66	AC	Total Land Value:					87,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft	456		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
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	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		94.59	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A	Replace Cost		214,998	
AC Type	03		FULL	AYB		1995	
Bedrooms	4			EYB		2004	
Full Baths	2			Dep Code		GD	
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %		10	
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		CONCRETE	Overall % Cond		90	
Bsmt Garage				Apprais Val		193,500	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality	3			Misc Imp Ovr		0	
Fireplaces	1			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
07	POOL A-C	OB	Outbuilding	L	26	69.00	2003	A		GD	70	1,300
22	WOOD DK			L	49	9.20	2003	A		GD	70	300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	912		18.88	17,215	
FFL	1ST FLOOR	912	912		94.59	86,264	
GAR	GARAGE	0	528		37.80	19,958	
SFL	2ND FLOOR	912	912		94.59	86,264	
WDK	WOOD DECK	0	400		13.24	5,297	
Ttl. Gross Liv/Lease Area:		1,824	3,664	2,273		214,998	

