

Property Location: 40 LYNWOOD RD

Account #3721

MAP ID:46/ 1/ 9/ /

Bldg Name:

State Use:101

Vision ID: 3660

Account #3721

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:11/30/2015 15:01

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
RASCHI PAUL A RASCHI CLAUDINE A 40 LYNWOOD RD EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	78,500	78,500		
						RES LAND	101	64,000	64,000		
						RESIDENTL.	101	600	600		
SUPPLEMENTAL DATA						Total				143,100	143,100
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_384417_2857359			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)								
RASCHI PAUL A		04231/ 0008	02/06/1976	U	I	0		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2015	101	78,500	2014	B	73,600	2013	B	74,300
								2015	101	64,000	2014	L	63,200	2013	L	63,900
								2015	101	600	2014	O	700	2013	O	700
								Total:			143,100	Total:	137,500	Total:	138,900	

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										Appraised Bldg. Value (Card) 78,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 600 Appraised Land Value (Bldg) 64,000 Special Land Value 0 Total Appraised Parcel Value 143,100 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 143,100			
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch					
0001/A						101		MF					
NOTES													

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	
165	07/22/1999	12	REROOF	12,000		0			04/22/2011 04/14/2011 09/24/2002 09/18/2002 09/17/2002			317 317 274 250 274	14 2 14 22 2	INSPECTED MEASURED INSPECTED MAILER SENT MEASURED	

LAND LINE VALUATION SECTION																					
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	SF	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
																	Spec Use	Spec Calc			
1	101	ONE FAM	RA				10,000		7.81	0.8200	3	1.0000	1.00	MF	1.00				1.00	6.40	64,000
Total Card Land Units:			0.23	AC	Parcel Total Land Area:			0.23	AC	Total Land Value:										64,000	

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	4		VINYL	Code	Description		Percentage	
Exterior Wall 2				101	ONE FAM		100	
Roof Structure	1		GABLE					
Roof Cover	1		ASPHALT SH					
Interior Wall 1	2		PLASTER					
Interior Wall 2				COST/MARKET VALUATION				
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:				102.95
Interior Floor 2	4		CARPET					
Heat Fuel	2		GAS					
Heat Type	1		FORCED H/A					
AC Type	03		Full	Replace Cost	118,907			
Bedrooms	2			AYB	1951			
Full Baths	1			EYB	1980			
Half Baths	0			Dep Code	AG			
Extra Fixtures	0			Remodel Rating				
Total Rooms	5			Year Remodeled				
Bath Style	A		AVERAGE	Dep %	34			
Kitchen Style	A		AVERAGE	Functional Obslnc				
Kitchens	1			External Obslnc				
Extra Kitchens	0			Cost Trend Factor	1			
Frame	1		WOOD	Condition				
Basement Floor	12		% Complete					
Bsmt Garage			Overall % Cond	66				
Units	1		Apprais Val	78,500				
WS Flues			Dep % Ovr	0				
FBM Quality			Dep Ovr Comment					
Fireplaces	0		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
02	SHED/FR			L	140	7.48	1999	A		AV	60	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	768		20.64	15,854
FFL	1ST FLOOR	768	768		102.95	79,065
OPF	OPEN PORCH	0	28		11.03	309
UHS	UNFIN HALF STORY	0	768		30.83	23,678
Ttl. Gross Liv/Lease Area:		768	2,332	1,155		118,907

