

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT															
NELEN JOSEPH F RULAND HOLLY A 218 WESTWOOD AVENUE EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value									
																RESIDENTL.		101		154,900		154,900													
																RES LAND		101		76,900		76,900													
																RESIDENTL.		101		2,800		2,800													
				SUPPLEMENTAL DATA																															
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377255_2850884												Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																							
																				Total		234,600		234,600											
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u	v/i	SALE PRICE				V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
NELEN JOSEPH F TORCIA MICHAEL A DELLAQUILA STEPHEN J DION				08789/ 0030 08229/ 0033 06964/ 0332 03099/ 0402				03/31/1994 11/05/1992 09/14/1988 03/23/1965				U	I	139,900 58,000 80,000 0				N	G	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value					
																				2015	101	154,900		2014	B	151,500		2013	B	152,700					
																				2015	101	76,900		2014	L	79,600		2013	L	79,600					
																				2015	101	2,800		2014	O	4,300		2013	O	4,300					
												Total:		234,600		Total:		235,400		Total:		236,600													
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														APPAISED VALUE SUMMARY																					
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch																											
0001/A						101		MA																											
NOTES																																			
SUB DIV 598 + 656 88 SALE INCL 15-14A-C														Total Appraised Parcel Value Valuation Method: Adjustment: Net Total Appraised Parcel Value								154,900 0 2,800 76,900 0 234,600 C 0 234,600													
92 SALE INC 15-14A-C																																			
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							
138		05/16/2005		11		POOL		5,100				0				27' ABOVE GROUND		12/12/2005						311		15		PERMIT VISIT							
353		12/01/1992		MN		Manual Note		70,000				0				DWELLING		04/28/2004						318		14		INSPECTED							
																		04/02/2004						250		22		MAILER SENT							
																		03/05/2004						311		2		MEASURED							
																		01/26/1994						105		15		PERMIT VISIT							
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									
																			Spec Use		Spec Calc														
1	101	ONE FAM		RB				33,160	SF	2.58	1.0000	5	1.0000	1.00	MA	1.00					TRF2	.90	.90	2.32	76,900										
Total Card Land Units:														0.76	AC	Parcel Total Land Area:				0.76 AC	Total Land Value:														76,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	18		SPLIT ENT	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.00		1 Story	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	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		116.87	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		176,013	
Heat Type	1		FORCED H/A	AYB		1992	
AC Type	03		Full	EYB		2002	
Bedrooms	3			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	2			Year Remodeled			
Extra Fixtures	0			Dep %		12	
Total Rooms	6			Functional ObsInc			
Bath Style	G		GOOD	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		88	
Basement Floor				Apprais Val		154,900	
Bsmt Garage	2			Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			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
07	POOL A-C	OB	Outbuilding	L	27	69.00	2005	A		GD	70	1,300
22	WOOD DK			L	192	9.20	2005	G		GD	70	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
CFL	CATHEDRAL CE	480	480		120.28	57,736
FFL	1ST FLOOR	709	709		116.87	82,864
LLV	LOWR LEVEL	0	1,104		29.22	32,257
OFP	OPEN PORCH	0	28		12.52	351
WDK	WOOD DECK	0	168		16.70	2,805

Ttl. Gross Liv/Lease Area:		1,189	2,489	1,506		176,013
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