

Property Location: 309 PORTER RD

Account #4557

MAP ID:59/ 51/ 0/ /

Bldg Name:

State Use:101

Vision ID: 4484

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/01/2015 08:48

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
FONDA CHRISTOPHER W FONDA CHERYL K 309 PORTER RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL.		101						132,500		132,500	
													RES LAND						101		97,100	
											RESIDENTL.		101		11,300		11,300					
SUPPLEMENTAL DATA																						
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_389608_2856320							Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#															
Total											240,900							240,900				

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
FONDA CHRISTOPHER W ROBERTS KENNETH A +, CLAY				11977/ 420 06782/ 0284 04627/ 0326		11/16/2001 03/18/1988 07/20/1978		U	I	188,500 147,000 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2015	101	132,500		2014	B	135,200		2013	B	130,800	
													2015	101	97,100		2014	L	99,900		2013	L	102,800	
													2015	101	11,300		2014	O	11,000		2013	O	11,000	
													Total:		240,900		Total:		246,100		Total:		244,600	

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												Appraised Bldg. Value (Card) 132,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 11,300 Appraised Land Value (Bldg) 97,100 Special Land Value 0 Total Appraised Parcel Value 240,900 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 240,900															
NBHD/ SUB		NBHD Name				Street Index Name				Tracing														Batch			
0001/A										101														MG			

NOTES												LOW CEILING HST											

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	
201203160		10/01/2012		91	INSULATION		3,251				0					07/05/2013				317	2	MEASURED	
201201270		04/01/2012		4	ADDITION		64,421				0			GARAGE & 3-SEASON		07/05/2013				317	15	PERMIT VISIT	
320		12/18/2009		25	WINDOWS		11,000				0			13 REPLACEMENT		06/29/2012				317	15	PERMIT VISIT	
																05/25/2012				317	15	PERMIT VISIT	
																01/26/2010				316	15	PERMIT VISIT	

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				40,000		2.20	1.1900	7	1.0000	1.00	MG	1.00				.90	2.36	94,400			
1	101	ONE FAM	RA				0.38	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00				1.00	7,000.00	2,700			
Total Card Land Units:							1.30	AC	Parcel Total Land Area:							1.3 AC	Total Land Value:							97,100

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		NO
Grade	C		AVERAGE	FBM Sqft	730		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	4		SOLID WOOD				
Interior Wall 2	1		DRYWALL	COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		82.79	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	01		NONE	Replace Cost	217,166		
Bedrooms	4			AYB	1945		
Full Baths	2			EYB	1975		
Half Baths	0			Dep Code	AV		
Extra Fixtures	1			Remodel Rating			
Total Rooms	7			Year Remodeled			
Bath Style	A		AVERAGE	Dep %			
Bath Style	A		AVERAGE	Functional ObsInc			
Kitchen Style	A		AVERAGE	External ObsInc			
Kitchens	1			Cost Trend Factor			
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			
Bsmt Garage				Apprais Val	132,500		
Units	1			Dep % Ovr	0		
WS Flues				Dep Ovr Comment			
FBM Quality	3			Misc Imp Ovr			
Fireplaces	2			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
11	POOL I-V	OB	Outbuilding	L	648	29.00	1963	A		AV	60	11,300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,460		16.56	24,176
EFP	ENCL PORCH	0	312		24.94	7,783
FFL	1ST FLOOR	1,460	1,460		82.79	120,878
GAR	GARAGE	0	598		33.09	19,788
HST	HALF STORY	522	1,044		41.40	43,218
OFP	OPEN PORCH	0	20		8.28	166
PAT	PATIO	0	288		4.02	1,159
Ttl. Gross Liv/Lease Area:		1,982	5,182	2,623		217,166

