

Property Location: 4 VERANDA AV

MAP ID: 15B/ 1/ D/ /

Bldg Name:

State Use: 101

Vision ID: 551

Account #564

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 11/24/2015 17:18

CURRENT OWNER

VILLENEUVE ROBERT J
VILLENEUVE OKSANA
4 VERANDA AV

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.
RES LAND

101
101

193,600
81,400

193,600
81,400

Total

275,000

275,000

1006
AST LONGMEADOW, M

VISION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_378875_2852660

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)

VILLENEUVE ROBERT J
VILLENEUVE ROBERT J,
VILLENEUVE ROBERT J,
VILLENEUVE CONSTANCE C HE
VILLENEUVE CONSTANCE
CUSHMAN CAROL S

20028/ 395
19874/ 308
09784/ 0577
09102/ 0007
08588/ 0065
08332/ 0423

09/24/2013
06/17/2013
03/03/1997
04/07/1995
10/07/1993
02/08/1993

U
U
U
U
U
U

I
I
I
I
I
I

100
100
1
1
1
156,108

1F
1A
A
A
A
A

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

193,600

2014

B

185,300

2013

B

187,900

2015

101

81,400

2014

L

83,900

2013

L

83,900

Total:

275,000

Total:

269,200

Total:

271,800

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

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

75 ADD 24X16 INLAW UNIT 94 BP EST 100%
- SUB DIV 976

Appraised Bldg. Value (Card) 193,600
Appraised XF (B) Value (Bldg) 0
Appraised OB (L) Value (Bldg) 0
Appraised Land Value (Bldg) 81,400
Special Land Value 0
Total Appraised Parcel Value 275,000
Valuation Method: C
Adjustment: 0
Net Total Appraised Parcel Value 275,000

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

201200760
7
43

03/12/2012
01/01/1994
04/01/1991

1
MN
MN

PORCH
Manual Note
Manual Note

8,500
6,000
45,000

0
0
0

OVER EXISTING DECK
RENOV KIT
ADDITION

05/11/2012
04/22/2011
03/18/2004
01/15/1995
06/04/1992

317
317
311
107
107

15
2
1
15
14

PERMIT VISIT
MEASURED
LEFT NOTICE
PERMIT VISIT
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

RC

19,710 SF

4.13

1.0000

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

1.00

4.13

81,400

Total Card Land Units: 0.45 AC

Parcel Total Land Area: 0.45 AC

Total Land Value: 81,400

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	06		COLONIAL	#Heat Sys	2		NO	
Model	01		RESIDENTIAL	Central Vac	0			
Grade	C		AVERAGE	FBM Sqft	1375			
Stories	2.50		2 1/2 STORIES	Int vs Ext	S			SAME
Foundation	3		MASONRY	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	1		DRYWALL	COST/MARKET VALUATION				
Interior Floor 1	4		CARPET	Adj. Base Rate:				82.60
Interior Floor 2								
Heat Fuel	2		GAS	Replace Cost				265,225
Heat Type	1		FORCED H/A	AYB				1910
AC Type	03		FULL	EYB				1987
Bedrooms	3			Dep Code				GD
Full Baths	2			Remodel Rating				
Half Baths	0			Year Remodeled				
Extra Fixtures	0			Dep %				27
Total Rooms	8		Functional ObsInc					
Bath Style	A	AVERAGE	External ObsInc					
Kitchen Style	G	GOOD	Cost Trend Factor				1	
Kitchens	1		Condition					
Extra Kitchens	1		% Complete					
Frame	1	WOOD	Overall % Cond				73	
Basement Floor	12	CONCRETE	Apprais Val				193,600	
Bsmt Garage			Dep % Ovr				0	
Units	2		Dep Ovr Comment					
WS Flues			Misc Imp Ovr				0	
FBM Quality	3		Misc Imp Ovr Comment					
Fireplaces	1		Cost to Cure Ovr				0	
			Cost to Cure Ovr Comment					

[illegible]

BUILDING SUB-AREA SUMMARY SECTION

<i>Code</i>	<i>Description</i>	<i>Living Area</i>	<i>Gross Area</i>	<i>Eff. Area</i>	<i>Unit Cost</i>	<i>Undeprec. Value</i>
BMT	BASEMENT	0	1,964		16.53	32,461
EFP	ENCL PORCH	0	192		24.95	4,791
FFL	1ST FLOOR	1,964	1,964		82.60	162,224
OFP	OPEN PORCH	0	40		8.26	330
SFL	2ND FLOOR	572	572		82.60	47,247
UAT	UNFIN ATTC	0	572		16.46	9,416
WDK	WOOD DECK	0	757		11.57	8,755

	<i>Ttl. Gross Liv/Lease Area:</i>	2,536	6,061	3,211	265,225

