

Property Location: 48 WELLINGTON DR

Account #6048

MAP ID:89/ 49/ 21/ /

Bldg Name:

State Use:101

Vision ID: 5966

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/01/2015 15:21

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
WILLIAMS THOMAS C WILLIAMS NANCY 48 WELLINGTON DR EAST LONGMEADOW, MA 01028 Additional Owners:										Description		Code						Appraised Value		Assessed Value	
										RESIDENTL.		101						348,100		348,100	
										RES LAND		101						136,500		136,500	
SUPPLEMENTAL DATA																					
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392914_2848743						Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#															
										Total				484,600				484,600			

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																	
WILLIAMS THOMAS C WILLIAMS NANCY P W B + T INC PECK ARNOLD CJBUILDERS DEMERS				08427/ 0382 08044/ 0414 07595/ 0064 06792/ 0223 06298/ 122 0/ 0		05/25/1993 05/12/1992 11/28/1990 03/31/1988 11/21/1986		U U U U U		I V I I I		1 90,000 1 2,890,000 1 0		F L G		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value	
																2015		101		348,100		2014		B		372,300		2013		B		391,400	
																2015		101		136,500		2014		L		143,300		2013		L		139,300	
																Total:				484,600		Total:				515,600		Total:				530,700	

EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRaised VALUE SUMMARY Appraised Bldg. Value (Card)348,100 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)136,500 Special Land Value0 Total Appraised Parcel Value484,600 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value484,600															
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			NV	

NOTES									
SUB DIV #575 + 702 1990 INC OTHER LOTS									
GARAGED ANGLED JACUZZI INMASTER BATH									

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	
136		06/01/1995		MN		Manual Note		20,000				0				GARAGE-PERMIT VISIT		07/12/2005						274		2		MEASURED	
145		06/01/1992		MN		Manual Note		100,000				0				DWELLING		07/12/2005						274		2		MEASURED	
																		12/01/1999						247		3		MEAS+INSPCTD	
																		01/02/1997						200		15		PERMIT VISIT	
																		03/04/1996						107		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	
1		101		ONE FAM			RA								40,000		2.20		1.5400		9		1.0000		1.00		NV		1.00				Spec Use		Spec Calc		1.00		3.39		135,600	
1		101		ONE FAM			RA								0.13		7,000.00		1.0000		0		1.0000		1.00		NV		1.00								1.00		7,000.00		900	

Total Card Land Units:				1.05		AC		Parcel Total Land Area:				1.05 AC				Total Land Value:												136,500	
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CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B+		GOOD (+)	FBM Sqft	1469		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	8		BRICK VENR	Code	Description		Percentage
Exterior Wall 2	4		VINYL	101	ONE FAM		100
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			94.61
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			395,554
AC Type	03		Full	AYB			1992
Bedrooms	3			EYB			2002
Full Baths	3			Dep Code			GD
Half Baths	0			Remodel Rating			
Extra Fixtures	3			Year Remodeled			
Total Rooms	8			Dep %			12
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			88
Bsmt Garage				Apprais Val			348,100
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr			0
Fireplaces	1			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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,958		18.94	37,086
CFL	CATHEDRAL CE	36	36		97.24	3,500
FFL	1ST FLOOR	1,958	1,958		94.61	185,241
GAR	GARAGE	0	799		37.89	30,274
OPF	OPEN PORCH	0	358		9.51	3,406
PAT	PATIO	0	838		4.74	3,974
SFL	2ND FLOOR	1,386	1,386		94.61	131,126
WDK	WOOD DECK	0	72		13.14	946
Ttl. Gross Liv/Lease Area:		3,380	7,405	4,181		395,554

