**Property Location: 14 ANGELA LN** | **MAP ID: 90/ 16/ 4/ /** | **Bldg Name:** | **State Use: 101**

**Vision ID: 5997** | **Account #6080** | **Bldg #: 1 of 1** | **Sec #: 1 of 1** | **Card 1 of 1** | **Print Date: 12/01/2015 15:29**

| CURRENT OWNER | TOPO. | UTILITIES | STRT./ROAD | LOCATION |
|---|---|---|---|---|
| REID ERIN E | | 1 TYPCL | | |
| KELLIHER JAMES M + ELAINE F | | | | |
| 14 ANGELA LN | | | | |
| EAST LONGMEADOW, MA 01028 | | | | |
| Additional Owners: | | | | |

**CURRENT ASSESSMENT**

| Description | Code | Appraised Value | Assessed Value |
|---|---|---|---|
| RESIDNTL. | 101 | 361,800 | 361,800 |
| RES LAND | 101 | 105,000 | 105,000 |
| RESIDNTL. | 101 | 16,700 | 16,700 |
| | Total | 483,500 | 483,500 |

1006
AST LONGMEADOW, M

VISION

**SUPPLEMENTAL DATA**

| | |
|---|---|
| Other ID: | Received |
| SP Permit | Prior ID |
| Chapter Land | Owner Occ |
| OC Dates | Final Area |
| In+Ex FY | Current Ac. |
| Mailed | |
| GIS ID: F_393492_2847869 | ASSOC PID# |

**RECORD OF OWNERSHIP**

| | BK-VOL/PAGE | SALE DATE | q/u | v/i | SALE PRICE | V.C. |
|---|---|---|---|---|---|---|
| REID ERIN E + DANIEL G | 20831/ 296 | 08/17/2015 | U | I | 100 | 1A |
| REID ERIN E | 18910/ 591 | 09/12/2011 | U | I | 405,000 | |
| AVEZZIE THOMAS A III , | 07490/ 0209 | 06/29/1990 | U | V | 82,000 | |
| GOODCHILD TIMOTHY | 0/ 0 | | U | | 0 | |

**PREVIOUS ASSESSMENTS (HISTORY)**

| Yr. | Code | Assessed Value | Yr. | Code | Assessed Value | Yr. | Code | Assessed Value |
|---|---|---|---|---|---|---|---|---|
| 2015 | 101 | 361,800 | 2014 | B | 352,200 | 2013 | B | 342,000 |
| 2015 | 101 | 105,000 | 2014 | L | 108,600 | 2013 | L | 105,900 |
| 2015 | 101 | 16,700 | 2014 | O | 19,900 | 2013 | O | 20,100 |
| | Total: | 483,500 | | Total: | 480,700 | | Total: | 468,000 |

**EXEMPTIONS**

| Year | Type | Description | Amount |
|---|---|---|---|
| | | | |
| | | Total: | |

**OTHER ASSESSMENTS**

| Code | Description | Number | Amount | Comm. Int. |
|---|---|---|---|---|
| | | | | |

*This signature acknowledges a visit by a Data Collector or Assessor*

**APPRAISED VALUE SUMMARY**

| | |
|---|---|
| Appraised Bldg. Value (Card) | 361,800 |
| Appraised XF (B) Value (Bldg) | 0 |
| Appraised OB (L) Value (Bldg) | 16,700 |
| Appraised Land Value (Bldg) | 105,000 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 483,500 |
| Valuation Method: | C |
| Adjustment: | 0 |
| **Net Total Appraised Parcel Value** | **483,500** |

**ASSESSING NEIGHBORHOOD**

| NBHD/ SUB | NBHD Name | Street Index Name | Tracing | Batch |
|---|---|---|---|---|
| 0001/A | | | 101 | NG |

**NOTES**

SUB DIV #670

**BUILDING PERMIT RECORD**

| Permit ID | Issue Date | Type | Description | Amount | Insp. Date | % Comp. | Date Comp. | Comments |
|---|---|---|---|---|---|---|---|---|
| 201402764 | 10/30/2014 | 91 | INSULATION | 1,600 | | 0 | | |
| 168 | 06/14/2011 | 12 | REROOF | 9,800 | | 0 | | INCLUDES, HOUSE, GA |
| 70 | 05/01/1991 | MN | Manual Note | 7,500 | | 0 | | POOL I |
| 122 | 06/01/1990 | MN | Manual Note | 100,000 | | 0 | | DWLG |

**VISIT/ CHANGE HISTORY**

| Date | Type | IS | ID | Cd. | Purpose/Result |
|---|---|---|---|---|---|
| 02/03/2012 | | | 317 | 15 | PERMIT VISIT |
| 12/02/2011 | | | 317 | 3 | MEAS+INSPCTD |
| 07/02/2005 | | | 274 | 3 | MEAS+INSPCTD |
| 01/03/2000 | | | 250 | 22 | MAILER SENT |
| 11/30/1999 | | | 247 | 2 | MEASURED |

**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 Spec Use | Special Pricing Spec Calc | S Adj Fact | Adj. Unit Price | Land Value |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 101 | ONE FAM | RA | | | | 30,013 | SF | 2.82 | 1.2400 | 8 | 1.0000 | 1.00 | NG | 1.00 | | | | 1.00 | 3.50 | 105,000 |

Total Card Land Units: 0.69 AC | Parcel Total Land Area: 0.69 AC | Total Land Value: 105,000

**Property Location:** 14 ANGELA LN **MAP ID:** 90/ 16/ 4/ / **Bldg Name:** **State Use:** 101

**Vision ID:** 5997 **Account #**6080 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/01/2015 15:29

## CONSTRUCTION DETAIL

| Element | Cd. | Ch. | Description |
|---|---|---|---|
| Style | 05 | | CAPE |
| Model | 01 | | RESIDENTIAL |
| Grade | C+ | | AVG. (+) |
| Stories | 1.75 | | 1 3/4 STORIES |
| Foundation | 1 | | CONCRETE |
| Exterior Wall 1 | 4 | | VINYL |
| Exterior Wall 2 | | | |
| Roof Structure | 1 | | GABLE |
| Roof Cover | 1 | | ASPHALT SH |
| Interior Wall 1 | 1 | | DRYWALL |
| Interior Wall 2 | | | |
| Interior Floor 1 | 4 | | CARPET |
| Interior Floor 2 | 3 | | HARDWOOD |
| Heat Fuel | 2 | | GAS |
| Heat Type | 1 | | FORCED H/A |
| AC Type | 03 | | FULL |
| Bedrooms | 6 | | |
| Full Baths | 3 | | |
| Half Baths | 2 | | |
| Extra Fixtures | 2 | | |
| Total Rooms | 11 | | |
| Bath Style | G | | GOOD |
| Kitchen Style | G | | GOOD |
| Kitchens | 2 | | |
| Extra Kitchens | 0 | | |
| Frame | 1 | | WOOD |
| Basement Floor | 12 | | CONCRETE |
| Bsmt Garage | | | |
| Units | 1 | | |
| WS Flues | | | |
| FBM Quality | 3 | | |
| Fireplaces | 1 | | |

## CONSTRUCTION DETAIL (CONTINUED)

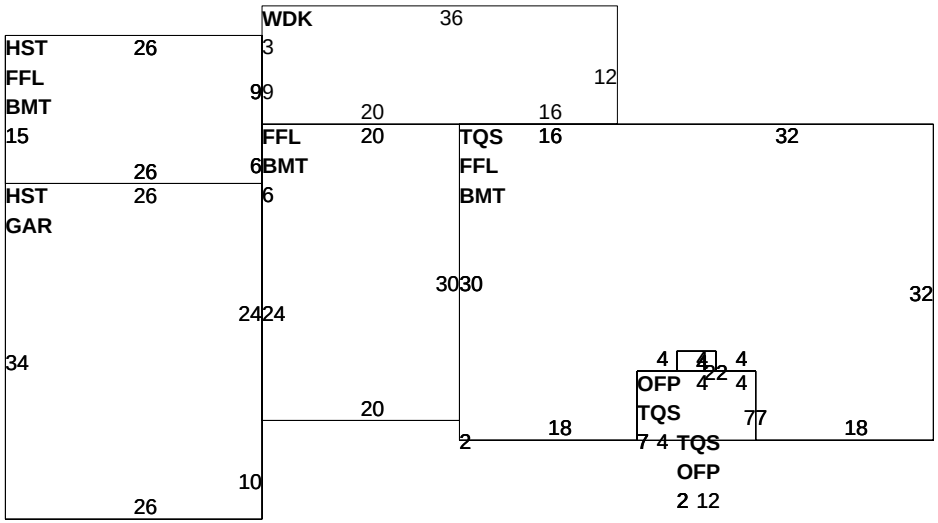
| Element | Cd. | Ch. | Description |
|---|---|---|---|
| #Heat Sys | 1 | | |
| Central Vac | 1 | | YES |
| FBM Sqft | 974 | | |
| Int vs Ext | S | | SAME |

## MIXED USE

| Code | Description | Percentage |
|---|---|---|
| 101 | ONE FAM | 100 |

## COST/MARKET VALUATION

| | |
|---|---|
| Adj. Base Rate: | 81.02 |
| Replace Cost | 415,869 |
| AYB | 1990 |
| EYB | 2001 |
| Dep Code | GD |
| Remodel Rating | |
| Year Remodeled | |
| Dep % | 13 |
| Functional Obslnc | |
| External Obslnc | |
| Cost Trend Factor | 1 |
| Condition | |
| % Complete | |
| Overall % Cond | 87 |
| Apprais Val | 361,800 |
| Dep % Ovr | 0 |
| Dep Ovr Comment | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 11 | POOL I-V | OB | Outbuilding | L | 648 | 29.00 | 1991 | A | | GD | 70 | 13,200 |
| 14 | SCRN HSE | | | L | 288 | 14.95 | 1991 | A | | GD | 70 | 3,000 |
| 19 | PATIO | | | L | 156 | 5.75 | 1991 | A | | AV | 60 | 500 |

## BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |
|---|---|---|---|---|---|---|
| BMT | BASEMENT | 0 | 2,434 | | 16.21 | 39,456 |
| FFL | 1ST FLOOR | 2,434 | 2,434 | | 81.02 | 197,200 |
| GAR | GARAGE | 0 | 884 | | 32.44 | 28,681 |
| HST | HALF STORY | 637 | 1,274 | | 40.51 | 51,609 |
| OFP | OPEN PORCH | 0 | 92 | | 7.93 | 729 |
| TQS | 3/4 STORY | 1,152 | 1,536 | | 60.76 | 93,334 |
| WDK | WOOD DECK | 0 | 432 | | 11.25 | 4,861 |
| | Ttl. Gross Liv/Lease Area: | 4,223 | 9,086 | 5,133 | | 415,869 |