

Property Location: 44 FORBES HILL RD

Account #6240

MAP ID:95/ 45/ 3/ /

Bldg Name:

State Use:101

Vision ID: 6157

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/01/2015 16:05

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																	
FUSARO THERESA A AS TR 44 FORBES HILL RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value											
											RESIDENTL.		101						162,300		162,300											
											RES LAND		101						98,700		98,700											
											RESIDENTL.		101		14,100		14,100															
SUPPLEMENTAL DATA																																
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_394018_2839927							Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																									
Total											275,100							275,100														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																			
FUSARO THERESA A AS TR FUSARO THERESA A AS TRUSTEE OF,THE REVOC				17833/ 539 03170/ 0201		06/05/2009 02/16/1966		U	I	1	A	Yr.		Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value									
												2015		101	162,300		2014		B	160,800		2013		B	159,500							
												2015		101	98,700		2014		L	101,700		2013		L	103,600							
												2015		101	14,100		2014		O	13,200		2013		O	13,200							
												Total:		275,100		Total:		275,700		Total:		276,300										
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			MG																				
NOTES																																
															Appraised Bldg. Value (Card) 162,300																	
															Appraised XF (B) Value (Bldg) 0																	
															Appraised OB (L) Value (Bldg) 14,100																	
															Appraised Land Value (Bldg) 98,700																	
															Special Land Value 0																	
															Total Appraised Parcel Value 275,100																	
															Valuation Method: C																	
															Adjustment: 0																	
															Net Total Appraised Parcel Value 275,100																	
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									
14		02/01/1993		MN	Manual Note			1,500				0			PORCH		08/26/2005 06/14/2005 06/14/2005 11/22/1999 03/01/1994				250 274 274 247 105	11 1 2 3 15	ENTRY DENIED LEFT NOTICE MEASURED MEAS+INSPCTD 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							
1	101	ONE FAM			RAA				24,375		3.40	1.1900	7	1.0000	1.00	MG	1.00			Spec Use	Spec Calc	1.00		4.05	98,700							
Total Card Land Units:										0.56	AC	Parcel Total Land Area:0.56 AC										Total Land Value:										98,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description					
Style	19		RANCH	#Heat Sys	1							
Model	01		RESIDENTIAL	Central Vac	0		NO					
Grade	C+		AVG. (+)	FBM Sqft								
Stories	1.00		1 STORY	Int vs Ext	S		SAME					
Foundation	1		CONCRETE	MIXED USE								
Exterior Wall 1	1		WOOD SHING	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									
Interior Floor 2				Adj. Base Rate:		87.61						
Heat Fuel	2		GAS	Replace Cost		219,373						
Heat Type	1		FORCED H/A	AYB		1966						
AC Type	03		FULL	EYB		1988						
Bedrooms	3			Dep Code		GD						
Full Baths	1			Remodel Rating								
Half Baths	1			Year Remodeled								
Extra Fixtures	0			Dep %		26						
Total Rooms	6			Functional Obslnc								
Bath Style	G		GOOD	External Obslnc								
Kitchen Style	G		GOOD	Cost Trend Factor		1						
Kitchens	1			Condition								
Extra Kitchens	0			% Complete								
Frame	1		WOOD	Overall % Cond		74						
Basement Floor	12		CONCRETE	Apprais Val		162,300						
Bsmt Garage				Dep % Ovr		0						
Bsmt Garage				Dep Ovr Comment								
Units	1			Misc Imp Ovr		0						
WS Flues				Misc Imp Ovr Comment								
FBM Quality				Cost to Cure Ovr		0						
Fireplaces	1			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	800	29.00	1970	A		AV	60	13,900
02	SHED/FR			L	36	7.48	1970	A		AV	60	200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,643		17.54	28,823	
EPF	ENCL PORCH	0	192		26.47	5,081	
FFL	1ST FLOOR	1,845	1,845		87.61	161,639	
GAR	GARAGE	0	576		34.98	20,150	
OPF	OPEN PORCH	0	84		8.34	701	
WDK	WOOD DECK	0	243		12.26	2,979	
Ttl. Gross Liv/Lease Area:		1,845	4,583	2,504		219,373	

