

Property Location: NIAGARA ST
Vision ID: 6623

Account #6734

MAP ID:3A/ 5/ B/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:132

Print Date:12/02/2015 09:26

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION
FOKSHA VALERIY A			1 TYPCL			Description	Code	Appraised Value	Assessed Value	
1199 GRATTAN ST						RES LAND	132	7,900	7,900	
CHICOPEE, MA 01013		SUPPLEMENTAL DATA								
Additional Owners:		Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375736_2853365			Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#					
						Total		7,900	7,900	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
FOKSHA VALERIY A		14516/ 584	09/21/2004	U	V	150,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
OBRIEN,KATHLEEN J		0/ 0		U		0		2015	132	7,900	2014	L	10,600	2013	L	10,600
								Total:		7,900	Total:		10,600	Total:		10,600

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

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			132	MA

NOTES

SUB DIV 959 THIS PARCEL IS NOT BUILDABLE DUE TO TOPO ISSUES AND SETBACK ISSUES. VARIANCE DENIED SEE ATTACHED DECISION

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	0
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	7,900
Special Land Value	0
Total Appraised Parcel Value	7,900
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	7,900

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	

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	132	UNDEV	RC				11,834	SF	6.65	1.0000	5	1.0000	0.10	MA	1.00		Spec Use	Spec Calc	1.00	0.67	7,900
Total Card Land Units:			0.27	AC	Parcel Total Land Area:			0.27	AC						Total Land Value:			7,900			

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)																					
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description																	
Model	00		VACANT																							
						MIXED USE																				
						Code	Description				Percentage															
						132	UNDEV				100															
						COST/MARKET VALUATION																				
						Adj. Base Rate:				0.00																
						Replace Cost				0																
						AYB																				
						EYB				0																
						Dep Code																				
						Remodel Rating																				
						Year Remodeled																				
						Dep %																				
						Functional Obslnc																				
						External Obslnc																				
Cost Trend Factor				1																						
Condition																										
% Complete																										
Overall % Cond																										
Apprais Val																										
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														
BUILDING SUB-AREA SUMMARY SECTION																										
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value														
Ttl. Gross Liv/Lease Area:				0		0		0																		

No Photo On Record