

Property Location: 22 WISTERIA LN
Vision ID: 6866

Account #6989

MAP ID:40/ 35/ 4/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/02/2015 10:17

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION										
CULBERTSON JODI A CHASZAR NICOLE M 22 WISTERIA LN EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value				
											RESIDENTL. RES LAND		101 101						264,400 108,400		264,400 108,400				
SUPPLEMENTAL DATA																									
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_385437_2846102				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)												
CULBERTSON JODI A BEDROCK FINANCIAL LLC TRUSTEE GOLDSTEIN MARIE L ESTATE OF,				20107/ 38 18715/ 224 0/ 0		11/20/2013 03/24/2011		Q U U	I I I	380,000 285,000 0		00 V	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
													2015	101	264,400		2014	B	77,500		2013	L	111,400		
													2015	101	108,400		2014	L	112,200						
													Total:		372,800		Total:		189,700		Total:		111,400		
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRaised VALUE SUMMARY Appraised Bldg. Value (Card)264,400 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)108,400 Special Land Value0 Total Appraised Parcel Value372,800 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value372,800										
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			NG														
NOTES																									
FY13 SUB DIV 1092-NEW PARCEL A-BK PLANS																									
362-74-SUB DIV FY13 1093 BK PLANS 363-2																									
(LOT 4). FY13 ABATEMENT DENIED-FY14 SUB																									
1100 BK PLANS 365-92 NEW LOT 4R.																									
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					
201202987		09/05/2012		2	DWELLING		134,000			0	11/14/2013		OC 11/13/2013 SINGLE		11/14/2013			400	25	OC VISIT					
															06/28/2013			317	2	MEASURED					
															06/28/2013			317	15	PERMIT VISIT					
															05/24/2013			105	16	FIELDREV CHG					
															05/24/2013			105	16	FIELDREV CHG					
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				38,569 SF	2.27	1.2400	8	1.0000	1.00	NG	1.00			Spec Use	Spec Calc	1.00		2.81	108,400		
Total Card Land Units:									0.89	AC	Parcel Total Land Area:					0.89	AC	Total Land Value:							108,400

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B-		GOOD (-)	FBM Sqft	766		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	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	3		HARDWOOD	Adj. Base Rate:		101.65	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		267,046	
AC Type	03		FULL	AYB		2013	
Bedrooms	4			EYB		2013	
Full Baths	2			Dep Code		GD	
Half Baths	2			Remodel Rating			
Extra Fixtures	1			Year Remodeled			
Total Rooms	6			Dep %		1	
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		99	
Bsmt Garage				Apprais Val		264,400	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality	4			Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	958		20.37	19,518
FFL	1ST FLOOR	958	958		101.65	97,385
GAR	GARAGE	0	480		40.66	19,518
OFP	OPEN PORCH	0	32		9.53	305
SFL	2ND FLOOR	1,258	1,258		101.65	127,881
WDK	WOOD DECK	0	174		14.02	2,440
Ttl. Gross Liv/Lease Area:		2,216	3,860	2,627		267,046

