

Property Location: 39 TRACEY LN
Vision ID: 2300

Account #2340

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/02/2016 08:28

CURRENT OWNER

H L HOLDINGS LLC

90 FIRST ST

BRIDGEWATER, MA 02324

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_382416_2845905

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code

101
101
101

Appraised Value

220,100
106,500
900

Assessed Value

220,100
106,500
900

Total

327,500

327,500

1006

AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

H L HOLDINGS LLC

MANCUSO PETER M

MANCUSO PETER M,

BURZDAK,EILEEN M

BK-VOL/PAGE

20840/ 529

19649/ 130

11777/ 173

05747/ 0216

SALE DATE

08/24/2015

01/22/2013

07/27/2001

01/16/1985

q/u

Q

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v/i

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SALE PRICE

337,500

100

195,000

19,000

V.C.

00

1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

212,300

103,200

900

316,400

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

212,300

103,200

900

316,400

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

202,500

106,700

800

310,000

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

NG

NOTES

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

220,100

0

900

106,500

0

327,500

C

0

327,500

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

232

07/29/2008

4

ADDITION

82,500

0

33' X 20' OFF REAR

35

03/19/2004

17

DECK

3,000

0

15X22

309

01/01/1984

MN

Manual Note

0

0

12/07/2010

317

15

PERMIT VISIT

12/04/2009

317

15

PERMIT VISIT

01/09/2009

317

15

PERMIT VISIT

01/03/2005

311

15

PERMIT VISIT

04/08/2004

317

14

INSPECTED

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

25,534

SF

3.26

1.2800

8

1.0000

1.00

NG

1.00

Spec Use

Spec Calc

1.00

4.17

106,500

Total Card Land Units:

0.59

AC

Parcel Total Land Area:

0.59

AC

Total Land Value:

106,500

A photograph of a single-story house with white siding and a brick front porch. The house has a dark grey roof and is surrounded by a green lawn and bare trees in the background.

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	2,085		17.42	36,322
FFL	1ST FLOOR	2,085	2,085		87.10	181,608
GAR	GARAGE	0	484		34.91	16,898
OFP	OPEN PORCH	0	132		8.58	1,132
PAT	PATIO	0	216		4.44	958
WDK	WOOD DECK	0	625		12.26	7,665
Ttl. Gross Liv/Lease Area:		2,085	5,627	2,808		244,583