

Property Location: 17 GERRARD AV

Account #2406

MAP ID:2A/ 63/ 577/ /

Bldg Name:

State Use:101

17 GERRARD AVE

Additional Owners:

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_375336_2855591

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

1 of 1

1 of 1

1 of 1

1 of 1

1 of 1

1 of 1

1006

AST LONGMEADOW, MA

VISION

12/02/2016 08:42

CURRENT OWNER

TOPO.

UTILITIES

STRT./ROAD

LOCATION

1 TYPCL

17 GERRARD AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

RESIDENTL.

RES LAND

RESIDENTL.

101

101

101

61,000

60,800

800

61,000

60,800

800

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_375336_2855591

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

Total

122,600

122,600

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

CARABETTA JASON B

CARABETTA,JASON B

CARABETTA JASON M +,

BRASSARD SUSAN M + RICHA

CARABETTA GARY M

14611/ 252

14042/ 49

09878/ 0559

07931/ 0443

04858/ 0359

11/05/2004

03/25/2004

05/30/1997

02/07/1992

11/01/1979

U

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U

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100

1

1

1

0

F

A

A

A

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

101

60,200

2015

101

60,200

2014

B

56,400

2016

101

65,600

2015

101

65,600

2014

L

64,700

2016

101

800

2015

101

800

2014

O

500

Total:

126,600

Total:

126,600

Total:

126,600

Total:

121,600

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MF

NOTES

WDK ESTIMATED MEASURE AT CYCLICAL

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

61,000

0

800

60,800

0

122,600

C

0

122,600

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

03/02/2006

02/23/2006

04/12/2004

04/09/2004

06/05/1992

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

311

311

250

317

131

3

13

22

2

14

MEAS+INSPCTD

MISSED APPT

MAILER SENT

MEASURED

INSPECTED

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

15,840

5.05

0.7600

3

1.0000

1.00

MF

1.00

1.00

3.84

60,800

Total Card Land Units:

0.36

AC

Parcel Total Land Area:

0.36

AC

Total Land Value:

60,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C-		AVG. (-)	FBM Sqft			
Stories	1.75		1 3/4 Stories	Int vs Ext	B		
Foundation	2		CONC BLOCK	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	2		PLASTER				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		71.02	
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	5		STEAM				
AC Type	01		NONE	Replace Cost	109,017		
Bedrooms	3			AYB	1945		
Full Baths	1			EYB	1975		
Half Baths	1			Dep Code	AV		
Extra Fixtures	0			Remodel Rating			
Total Rooms	6			Year Remodeled			
Bath Style	A		AVERAGE	Dep %	39		
Kitchen Style	A		AVERAGE	Functional Obslnc			
Kitchens	1			External Obslnc	5		
Extra Kitchens	0			Cost Trend Factor	1		
Frame	1		WOOD	Condition			
Basement Floor	12			% Complete			
Bsmt Garage				Overall % Cond	56		
Units	1			Apprais Val	61,000		
WS Flues	1			Dep % Ovr	0		
FBM Quality				Dep Ovr Comment			
Fireplaces	0			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
02	SHED/FR			L	144	7.48	1970	A		FR	50	500
40	LEAN-TO			L	240	5.75	1970	P		PR	30	300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	768		14.24	10,937
FFL	1ST FLOOR	768	768		71.02	54,544
OFP	OPEN PORCH	0	168		7.19	1,207
TQS	3/4 STORY	576	768		53.27	40,908
WDK	WOOD DECK	0	144		9.86	1,420
Ttl. Gross Liv/Lease Area:		1,344	2,616	1,535		109,017

WDK		6
	24	
TQS	24	
FFL		
BMT		
32		32
	24	
OFP	24	
7	24	7

