Property Location: 53 MERELINE AV | **MAP ID:** 2B/ 28/ 472/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 2399 | **Account #** 2441 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/02/2016 08:48

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
RINALDI RALPH A RINALDI ANN MARIE C 53 MERELINE AVE EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_375618_2855050	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	128,800	128,800
RES LAND	101	59,100	59,100
RESIDNTL.	101	500	500
	Total	188,400	188,400

1006
AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
RINALDI RALPH A	03253/ 0421	04/28/1967	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	101	127,400	2015	101	127,400	2014	B	122,000
2016	101	63,700	2015	101	63,700	2014	L	62,900
2016	101	500	2015	101	500	2014	O	400
	Total:	191,600		Total:	191,600		Total:	185,300

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	128,800
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	500
Appraised Land Value (Bldg)	59,100
Special Land Value	0
Total Appraised Parcel Value	188,400
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**188,400**

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MF

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
293	10/01/1994	MN	Manual Note	24,000		0		ADDITION

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
05/06/2004			317	14	INSPECTED
04/16/2004			250	22	MAILER SENT
04/13/2004			311	2	MEASURED
12/12/1995			107	15	PERMIT VISIT
01/11/1995			107	15	PERMIT VISIT

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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				9,000	SF	8.64	0.7600	3	1.0000	1.00	MF	1.00				1.00	6.57	59,100

Total Card Land Units: 0.21 AC | **Parcel Total Land Area:** 0.21 AC | **Total Land Value:** 59,100

Property Location: 53 MERELINE AV **MAP ID:** 2B/ 28/ 472/ / **Bldg Name:** **State Use:** 101

Vision ID: 2399 **Account #**2441 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/02/2016 08:48

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	19		RANCH
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.00		1 Story
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	1		DRYWALL
Interior Wall 2	4		SOLID WOOD
Interior Floor 1	4		CARPET
Interior Floor 2	2		SOFTWOOD
Heat Fuel	1		OIL
Heat Type	3		FORCED H/W
AC Type	01		NONE
Bedrooms	3		
Full Baths	2		
Half Baths	0		
Extra Fixtures	1		
Total Rooms	6		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		
Bsmt Garage	2		
Units	1		
WS Flues	1		
FBM Quality	1		
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

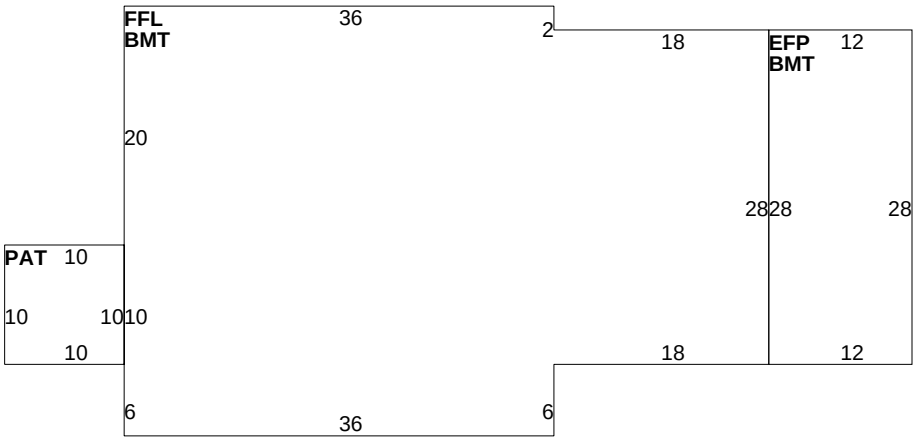
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft	214		
Int vs Ext	S		

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	84.92
Replace Cost	198,126
AYB	1969
EYB	1979
Dep Code	AV
Remodel Rating	
Year Remodeled	
Dep %	35
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	65
Apprais Val	128,800
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
02	SHED/FR			L	128	7.48	1975	A		FR	50	500

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	2,136		16.98	36,262
EFP	ENCL PORCH	0	336		25.53	8,577
FFL	1ST FLOOR	1,800	1,800		84.92	152,862
PAT	PATIO	0	100		4.25	425
	Ttl. Gross Liv/Lease Area:	1,800	4,372	2,333		198,126