

Property Location: 58 INDIAN SPRING RD

Account #3167

MAP ID:38/ 46/ 5/ /

Bldg Name:

State Use:101

Vision ID: 3117

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/02/2016 11:45

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION													
MAGNANI FRANK L MAGNANI JEAN A 58 INDIAN SPRING RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value							
											RESIDENTL. RES LAND		101 101						126,200 102,000		126,200 102,000							
SUPPLEMENTAL DATA																												
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_383891_2849692											Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																	
Total											228,200							228,200										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)															
MAGNANI FRANK L				03842/ 0474		09/17/1973		U	I	0			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value					
													2016	101	124,800		2015	101	124,800		2014	B	121,300					
													2016	101	98,700		2015	101	98,700		2014	L	101,500					
													Total:		223,500		Total:		223,500		Total:		222,800					
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												Appraised Bldg. Value (Card) 126,200 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 102,000 Special Land Value 0 Total Appraised Parcel Value 228,200 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 228,200																
NBHD/ SUB		NBHD Name			Street Index Name		Tracing		Batch																			
0001/A							101		MG																			
NOTES																												
16X28 ADDITION W/BDRM + FULL BATH + CELLAR																												
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								
														09/02/2010 02/20/1992 09/25/1980				316 170 500	14 3 3	INSPECTED MEAS+INSPCTD MEAS+INSPCTD								
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				37,100 SF	2.35	1.2300	7	1.0000	0.95	MG	1.00	ESM1				1.00	2.75	102,000						
Total Card Land Units:								0.85	AC	Parcel Total Land Area:								0.85	AC	Total Land Value:								102,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
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	4		CARPET	Adj. Base Rate:			88.92
Interior Floor 2	6		CERAMIC TL				
Heat Fuel	3		ELECTRIC				
Heat Type	6		ELECTRC BB	Replace Cost			175,255
AC Type	01		NONE	AYB			1972
Bedrooms	3			EYB			1986
Full Baths	2			Dep Code			AG
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	5			Dep %			28
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond			72
Bsmt Garage	2			Apprais Val			126,200
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	1			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	
BMT	BASEMENT	0	1,574		17.79	28,009	
FFL	1ST FLOOR	1,624	1,624		88.92	144,401	
WDK	WOOD DECK	0	231		12.32	2,845	
Ttl. Gross Liv/Lease Area:		1,624	3,429	1,971		175,255	

