

Property Location: 20 BIRCHLAND AV

Account #3201

MAP ID:38A/ 14/ 14/ /

Bldg Name:

State Use:101

Vision ID: 3151

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/02/2016 12:42

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																	
OREL FIRANGIZ 108 OAKWOOD RD LONGMEADOW, MA 01106 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value											
											RESIDENTL.		101						82,400		82,400											
											RES LAND		101						78,800		78,800											
											RESIDENTL.		101		5,400		5,400															
SUPPLEMENTAL DATA																																
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_382935_2850732							Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																									
Total											166,600				166,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																			
OREL FIRANGIZ BROWN SHIRLEY M,				10549/ 420 02907/ 0112		12/01/1998 09/27/1962		U	I	63,000 0		V.C.	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value									
													2016	101	81,300		2015	101	81,300		2014	B	74,600									
													2016	101	76,500		2015	101	76,500		2014	L	78,900									
													2016	101	5,400		2015	101	5,400		2014	O	6,400									
													Total:		163,200		Total:		163,200		Total:		159,900									
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																																
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																					
0001/A								101			MA																					
NOTES																																
10/11 MISSED APPT- CONFIRMED WINDOW IN																																
GABLE. CAN NOT CONFIRM IF ATC OR																																
UAT.BMT WET																																
Total Appraised Parcel Value															166,600																	
Valuation Method:															C																	
Adjustment:															0																	
Net Total Appraised Parcel Value															166,600																	
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											
55		03/05/2008		21	SIDING		3,000			0			NVC		01/27/2012				317	16	FIELDREV CHG											
280		10/06/2000		17	DECK		1,240			0					10/14/2011				317	2	MEASURED											
															01/07/2009				317	15	PERMIT VISIT											
															04/02/2004				250	22	MAILER SENT											
															03/11/2004				311	2	MEASURED											
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			RC				5,000	SF	15.29	1.0300	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00	15.75	78,800								
Total Card Land Units:										0.11	AC	Parcel Total Land Area:0.11 AC										Total Land Value:										78,800

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		AVERAGE	FBM Sqft	431		
Stories	2.50		2 1/2 STORIES	Int vs Ext	S		SAME
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				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			79.45
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			124,811
Heat Type	1		FORCED H/A	AYB			1930
AC Type	03		FULL	EYB			1980
Bedrooms	4			Dep Code			AG
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			34
Total Rooms	8			Functional ObsInc			
Bath Style	A		AVERAGE	External ObsInc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			66
Basement Floor	12		CONCRETE	Apprais Val			82,400
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	0			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
03	GARAGE	OB	Outbuilding	L	320	28.18	1935	A		AV	60	5,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	616		15.86	9,772	
FFL	1ST FLOOR	672	672		79.45	53,388	
OFP	OPEN PORCH	0	176		8.13	1,430	
SFL	2ND FLOOR	616	616		79.45	48,939	
UAT	UNFIN ATTC	0	616		15.86	9,772	
WDK	WOOD DECK	0	136		11.10	1,509	
Ttl. Gross Liv/Lease Area:		1,288	2,832	1,571		124,811	

WDK	17		
8		8	
4	13		
UAT	13	9	FFL
SFL			4
FFL			
BMT		14	14 14
			4
28			
	22		
OFP	22		
8			8
	22		



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