

Property Location: 25 CEDAR HILL RD
Vision ID: 434

Account #443

MAP ID: 15/ 58/ 64/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 11/30/2016 15:38

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION
BECKER ALAN G			1 TYPCL			Description	Code	Appraised Value	Assessed Value	
25 CEDAR HILL RD						RESIDENTL.	101	142,300	142,300	
EAST LONGMEADOW, MA 01028						RES LAND	101	81,100	81,100	
Additional Owners:										
SUPPLEMENTAL DATA										
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378358_2851227				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#						
						Total		223,400	223,400	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
BECKER ALAN G		11435/ 058	12/06/2000	U	I	100	A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
BECKER ALAN G,		11287/ 435	07/31/2000	U	I	200,000		2016	101	140,700	2015	101	140,700	2014	B	138,200
MCLAUGHLIN EDWARD G +,		03082/ 0321	12/18/1964	U	I	0		2016	101	78,800	2015	101	78,800	2014	L	81,300
								Total:		219,500	Total:		219,500	Total:		219,500

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												
SOME SR IN 25% OF BMT												
APPAISED VALUE SUMMARY												
Appraised Bldg. Value (Card)										142,300		
Appraised XF (B) Value (Bldg)										0		
Appraised OB (L) Value (Bldg)										0		
Appraised Land Value (Bldg)										81,100		
Special Land Value										0		
Total Appraised Parcel Value										223,400		
Valuation Method:										C		
Adjustment:										0		
Net Total Appraised Parcel Value										223,400		

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	
301	09/24/2007	9	ALTERATION	1,900		0		REPLACE SLIDER	12/26/2007			317	15	PERMIT VISIT	
62	01/01/1983	MN	Manual Note	0		0		DECK	06/04/2004			319	14	INSPECTED	
									04/02/2004			250	22	MAILER SENT	
									03/09/2004			311	2	MEASURED	
									07/24/1991			131	3	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	RC				12,146	SF	6.49	1.0300	5	1.0000	1.00	MA	1.00		Spec Use	Spec Calc	1.00	6.68	81,100
Total Card Land Units:			0.28		AC	Parcel Total Land Area:			0.28			AC			Total Land Value:			81,100			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	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	3		HARDWOOD	Adj. Base Rate:		83.23	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		192,267	
Heat Type	1		FORCED H/A	AYB		1965	
AC Type	03		FULL	EYB		1988	
Bedrooms	3			Dep Code		GD	
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		26	
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		74	
Basement Floor	12		CONCRETE	Apprais Val		142,300	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			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	960		16.65	15,981	
FFL	1ST FLOOR	1,170	1,170		83.23	97,382	
GAR	GARAGE	0	484		33.36	16,147	
OFP	OPEN PORCH	0	28		8.92	250	
TQS	3/4 STORY	720	960		62.42	59,927	
WDK	WOOD DECK	0	224		11.52	2,580	
Ttl. Gross Liv/Lease Area:		1,890	3,826	2,310		192,267	

GAR		22	
22			22
6	15	1	
WDK 10	6	FFL	15
			11
14	14	14	14
16	15	11	
TQS	16	15	1
FFL 8			
BMT			
24			24
40			



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