

Property Location: 440 PORTER RD
Vision ID: 5092

Account #5169

MAP ID:70/ 11/ A/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/06/2016 10:26

CURRENT OWNER

BENOIT MATTHEW T
BENOIT MEAGAN K
440 PORTER RD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_391176_2858703

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101
101

Appraised Value
181,000
97,700
300

Assessed Value
181,000
97,700
300

Total

279,000

279,000

1006
AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

BENOIT MATTHEW T
BELLICCHI RICHARD J,
RWB LLC,
KANOZIK JOHN + CORDNER ANN,
JABRI MARY LEE,

18574/ 139
16823/ 151
15314/ 204
12164/ 403
05482/ 0279

12/03/2010
07/23/2007
09/02/2005
02/13/2002
08/12/1983

U
U
U
U
U

I
I
I
I
I

252,500
195,000
1
155,000
115,000

L

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

101

179,100

2015

101

179,100

2014

B

171,600

2016

101

94,500

2015

101

94,500

2014

L

97,300

2016

101

300

2015

101

300

2014

O

200

Total:

273,900

Total:

273,900

Total:

269,100

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

MG

NOTES

SUB DIV 885 - PREVIOUS TWO CARD - NOW 6
SLUMBER LN - NEW HOUSE. PREVIOUS HSE ON
CARD 2 DEMOLISHED NC

APPROAISED 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

181,000

0

300

97,700

0

279,000

C

0

279,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201600886

03/21/2016

11

POOL

3,700

0

ABV GRND 24'

201600887

03/21/2016

54

FENCE

500

0

347

11/05/2007

7

REMODEL

40,000

0

KITCHEN, BATH & POI

5

01/15/2002

5

DEMOLITION

0

0

RMVE EXSTNG STRUC

142

05/01/1988

MN

Manual Note

3,500

0

RENOVATION

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/11/2011

317

16

FIELDREV CHG

01/21/2011

317

15

PERMIT VISIT

02/09/2010

316

1

LEFT NOTICE

01/30/2009

317

15

PERMIT VISIT

04/11/2008

317

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

40,000

SF

2.20

1.2300

7

1.0000

1.00

MG

1.00

TRF1

190

.90

2.44

97,600

1

101

ONE FAM

RA

0.01

AC

7,000.00

1.0000

0

1.0000

1.00

MG

1.00

1.00

7,000.00

100

Total Card Land Units:

0.93

AC

Parcel Total Land Area:

0.93

AC

Total Land Value:

97,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft	467		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	3		MASONRY	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	2		SOFTWOOD	Adj. Base Rate:			95.79
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			247,895
Heat Type	3		FORCED H/W	AYB			1780
AC Type	01		NONE	EYB			1987
Bedrooms	3			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			27
Total Rooms	6			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	G		GOOD	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			73
Basement Floor				Apprais Val			181,000
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	4			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	80	7.48	1975	F		FR	50	300

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	933		19.20	17,912
CFL	CATHEDRAL CE	380	380		98.56	37,452
FFL	1ST FLOOR	1,059	1,059		95.79	101,438
GAR	GARAGE	0	273		38.24	10,441
HST	HALF STORY	203	405		48.01	19,445
SFL	2ND FLOOR	528	528		95.79	50,575
STG	STORAGE	0	273		38.24	10,441
UCN	UNFIN CAN	0	36		5.32	192

Ttl. Gross Liv/Lease Area:		2,170	3,887	2,588		247,895
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