

Vision ID: 5385

Account #5463

Bldg #: 1 of 1

Sec #: 1 of

1 Card 1 of 1

Print Date: 12/06/2016 11:35

CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT											
BAHREHMAND FARAMARZ BAHREHMAND GELAREH 58 TIMBER DRIVE EAST LONGMEADOW, MA 01028 Additional Owners:																										Description		Code		Appraised Value		Assessed Value					
																										RESIDENTL.		101		342,400		342,400					
																										RES LAND		101		140,300		140,300					
																										RESIDENTL.		101		14,300		14,300					
										SUPPLEMENTAL DATA																											
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_390782_2847987										Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																											
																				Total		497,000		497,000													
RECORD OF OWNERSHIP										BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
BAHREHMAND FARAMARZ										18052/ 367				10/26/2009		U	I	1		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value						
BAHREHMAND FARAMARZ,										09900/ 0393				06/19/1997		U	I	1		H	2016	101	338,600		2015	101	338,600		2014	B	335,700						
BAHREHMAND FARAMARZ +										07495/ 0280				07/06/1990		U	V	88,000			2016	101	135,900		2015	101	135,900		2014	L	142,600						
NOEL EDWARD A										07283/ 0537				10/02/1989		U	I	1		A	2016	101	14,300		2015	101	14,300		2014	O	19,300						
ABAIR NANCY G										06652/ 227				10/15/1987		U	I	1		F																	
EQUITY										06652/ 220				10/15/1987		U	I	1		G																	
																				Total:	488,800		Total:	488,800		Total:	488,800		Total:	497,600							
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:												APPRAISED VALUE SUMMARY															
NBHD/ SUB										NBHD Name				Street Index Name				Tracing				Batch				Appraised Bldg. Value (Card)										342,400	
0001/A																		101				NV				Appraised XF (B) Value (Bldg)										0	
																										Appraised OB (L) Value (Bldg)										14,300	
																										Appraised Land Value (Bldg)										140,300	
																										Special Land Value										0	
SUB DIV #617																										Total Appraised Parcel Value										497,000	
																										Valuation Method:										C	
																										Adjustment:										0	
																										Net Total Appraised Parcel Value										497,000	
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												
201202448		06/12/2012		38	POOL HOUSE			20,000				0				14X20		06/28/2013					317	15	PERMIT VISIT												
201201648		04/25/2012		7	REMODEL			80,000				0				2ND FL ADD 1 BTH, 1 B		06/08/2012					317	15	PERMIT VISIT												
246		08/22/2011		4	ADDITION			42,000				0				13X5 ADDITION INCLU		06/08/2012					317	15	PERMIT VISIT												
229		08/09/2011		11	POOL			58,000				0				20 X 42 INGROUN		06/08/2012					317	15	PERMIT VISIT												
140		06/01/1990		MN	Manual Note			245,000				0				RESIDENCE		05/18/2006					311	14	INSPECTED												
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			RAA				40,000		SF	2.20	1.5900	9	1.0000	1.00	NV	1.00			Spec Use	Spec Calc	1.00	3.50		140,000											
1	101	ONE FAM			RAA				0.04		AC	7,000.00	1.0000	0	1.0000	1.00	NV	1.00					1.00	7,000.00		300											
Total Card Land Units:										0.96		AC	Parcel Total Land Area:										0.96		AC	Total Land Value:										140,300	

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)						
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description			
Style	06		COLONIAL			#Heat Sys	2					
Model	01		RESIDENTIAL			Central Vac	1		YES			
Grade	B-		GOOD (-)			FBM Sqft						
Stories	2.00		2 Story			Int vs Ext	S					
Foundation	1		CONCRETE			MIXED USE						
Exterior Wall 1	4		VINYL			Code	Description			Percentage		
Exterior Wall 2	8		BRICK VENR			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	3		HARDWOOD			Adj. Base Rate:				82.73		
Interior Floor 2												
Heat Fuel	2		GAS			Replace Cost				393,560		
Heat Type	1		FORCED H/A			AYB				1990		
AC Type	03		FULL			EYB				2001		
Bedrooms	5					Dep Code				GD		
Full Baths	4					Remodel Rating						
Half Baths	0					Year Remodeled						
Extra Fixtures	3					Dep %				13		
Total Rooms	9					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				87		
Basement Floor	12					Apprais Val				342,400		
Bsmt Garage						Dep % Ovr				0		
Units	1					Dep Ovr Comment						
WS Flues	1					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
02	SHED/FR			L	130	7.48	2011	A		GD	70	700
2	GAZEBO			L	234	18.00	2011	G		GD	70	3,700
24	BTHS-IMP			L	280	40.25	2012	G		GD	70	9,900
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
BMT	BASEMENT			0		2,076				16.54		34,334
FFL	1ST FLOOR			2,165		2,165				82.73		179,117
GAR	GARAGE			0		864				33.13		28,626
HST	HALF STORY			432		864				41.37		35,741
OPF	OPEN PORCH			0		160				8.27		1,324
SFL	2ND FLOOR			1,285		1,285				82.73		106,312
STG	STORAGE			0		12				34.47		414
WDK	WOOD DECK			0		667				11.54		7,694
Ttl. Gross Liv/Lease Area:				3,882		8,093		4,757				393,560

