

Property Location: 57 BENT TREE DR

Account #5522

MAP ID:76/ 72/ 14/ /

Bldg Name:

State Use:101

Vision ID: 5444

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/06/2016 11:49

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION													
MANFERDINI ERNEST F MANFERDINI PATRICIA B 57 BENT TREE DR EAST LONGMEADOW, MA 01028 Additional Owners:											Description		Code						Appraised Value		Assessed Value							
											RESIDENTL.		101						280,300		280,300							
											RES LAND		101						140,800		140,800							
											RESIDENTL.		101		1,400		1,400											
SUPPLEMENTAL DATA																												
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_390752_2848838				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																					
											Total							422,500		422,500								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)															
MANFERDINI ERNEST F CZUPRYNA				06037/ 133 05788/ 0116		03/19/1986 04/03/1985		U	V I	35,900 0		G	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value					
													2016	101	277,300		2015	101	277,300		2014	B	272,500					
													2016	101	136,400		2015	101	136,400		2014	L	143,200					
													2016	101	1,400		2015	101	1,400		2014	O	1,300					
													Total:		415,100		Total:		415,100		Total:		417,000					
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			NV																	
NOTES																												
												Appraised Bldg. Value (Card) 280,300																
												Appraised XF (B) Value (Bldg) 0																
												Appraised OB (L) Value (Bldg) 1,400																
												Appraised Land Value (Bldg) 140,800																
												Special Land Value 0																
												Total Appraised Parcel Value 422,500																
												Valuation Method: C																
												Adjustment: 0																
												Net Total Appraised Parcel Value 422,500																
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							
																06/29/2006			311	14	INSPECTED							
																06/15/2006			311	2	MEASURED							
																02/09/2000			247	14	INSPECTED							
																12/22/1999			247	2	MEASURED							
																03/10/1993			131	15	PERMIT VISIT							
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				0.12	AC	7,000.00	1.0000	0		1.0000	1.00	NV	1.00					1.00		7,000.00	800			
Total Card Land Units:								1.04	AC	Parcel Total Land Area:								1.04	AC	Total Land Value:								140,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description		
Style	06		COLONIAL	#Heat Sys	2		YES		
Model	01		RESIDENTIAL	Central Vac	1				
Grade	B-		GOOD (-)	FBM Sqft					
Stories	2.00		2 Story	Int vs Ext	S				
Foundation	1		CONCRETE	MIXED USE					
Exterior Wall 1	2		CLAPBOARD	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	1		DRYWALL						
Interior Wall 2									
Interior Floor 1	4		CARPET	Adj. Base Rate:					85.37
Interior Floor 2	3		HARDWOOD						
Heat Fuel	2		GAS						
Heat Type	1		FORCED H/A						
AC Type	03		FULL						
Bedrooms	4		WOOD	Replace Cost					329,785
Full Baths	3			AYB					1987
Half Baths	1			EYB					1999
Extra Fixtures	0			Dep Code					GD
Total Rooms	8			Remodel Rating					
Bath Style	G			Year Remodeled					
Kitchen Style	G			Dep %					15
Kitchens	1			Functional Obslnc					
Extra Kitchens	0	External Obslnc							
Frame	1	Cost Trend Factor						1	
Basement Floor	12	Condition							
Bsmt Garage		% Complete							
Units	1	Overall % Cond						85	
WS Flues		Apprais Val						280,300	
FBM Quality		Dep % Ovr						0	
Fireplaces	1	Dep Ovr Comment							
		Misc Imp Ovr					0		
		Misc Imp Ovr Comment							
		Cost to Cure Ovr					0		
		Cost to Cure Ovr Comment							

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	180	7.48	1987	V		GD	70	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,696		17.06	28,940
CFL	CATHEDRAL CE	480	480		87.86	42,173
FFL	1ST FLOOR	1,120	1,120		85.37	95,615
GAR	GARAGE	0	936		34.11	31,928
OFF	OPEN PORCH	0	96		8.89	854
SFL	2ND FLOOR	1,200	1,200		85.37	102,444
UHS	UNFIN HALF STORY	0	936		25.63	23,989
WDK	WOOD DECK	0	320		12.01	3,842
Ttl. Gross Liv/Lease Area:		2,800	6,784	3,863		329,785

