

Property Location: 12 WELLINGTON DR
Vision ID: 5970

Account #6052

MAP ID:89/ 52/ 18/ /

Bldg Name:

State Use:101

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/07/2016 08:40

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
DINEEN ELIZABETH G SPELMAN STEPHEN E 12 WELLINGTON DR EAST LONGMEADOW, MA 01028 Additional Owners:													Description		Code						Appraised Value		Assessed Value	
													RESIDENTL.		101						322,900		322,900	
													RES LAND		101						141,700		141,700	
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392986_2849182					Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																			
Total													464,600				464,600							

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
DINEEN ELIZABETH G VACCARO,JOHN A & REISSMANN ANDREAS J +, GASPERINI MICHAEL J FERRIS CYNTHIA M FERRIS JAMES M				16449/ 279		01/16/2007		U	I	489,000			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
				10829/ 199		06/30/1999		U	I	330,000			2016	101	319,500		2015	101	319,500		2014	B	326,200	
				07665/ 0038		03/27/1991		U	I	305,000			2016	101	137,300		2015	101	137,300		2014	L	144,100	
				07382/ 0042		02/02/1990		U	I	270,000		G												
				07271/ 0429		09/20/1989		U	I	1		A												
				06989/ 0494		10/11/1988		U	I	1		G	Total:		456,800		Total:		456,800		Total:		470,300	

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										Appraised Bldg. Value (Card) 322,900 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 141,700 Special Land Value 0 Total Appraised Parcel Value 464,600 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 464,600												
NBHD/ SUB		NBHD Name			Street Index Name			Tracing												Batch		
0001/A								101												NV		

NOTES										90 SALE INCLS 89-33,89-50 SKETCH SQUARED TO EQUALLIVING AREA									

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	
35		03/01/1990		MN	Manual Note		150,000			0			RESIDENCE		07/12/2005 01/10/2000 12/01/1999 07/02/1992 01/02/1991				274 247 247 131 105	2 14 2 14 2	MEASURED INSPECTED MEASURED INSPECTED 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		RA				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		RA				0.24	AC	7,000.00	1.0000	0	1.0000	1.00	NV	1.00					1.00		7,000.00	1,700	
Total Card Land Units:				1.16		AC		Parcel Total Land Area:				1.16				AC				Total Land Value:				141,700	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
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	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			96.92
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			371,206
AC Type	03		FULL	AYB			1990
Bedrooms	4			EYB			2001
Full Baths	2			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	3			Year Remodeled			
Total Rooms	10			Dep %			13
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	V		V GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			87
Bsmt Garage				Apprais Val			322,900
Units	1			Dep % Ovr			0
WS Flues	1			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	2			Misc Imp Ovr Comment			
				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	988		19.42	19,190
FFL	1ST FLOOR	1,978	1,978		96.92	191,709
GAR	GARAGE	0	702		38.80	27,235
OPF	OPEN PORCH	0	148		9.82	1,454
SFL	2ND FLOOR	1,280	1,280		96.92	124,058
WDK	WOOD DECK	0	554		13.65	7,560

Ttl. Gross Liv/Lease Area:		3,258	5,650	3,830		371,206
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