

Vision ID: 6035

Account #6118

Bldg #: 1 of 1

Sec #: 1 of

1 Card 1 of 1

Print Date: 12/07/2016 08:55

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT											
GRAY PATRICK E TR 157 BEECH AVE MELROSE, MA 02176 Additional Owners:																				Description			Code		Appraised Value			Assessed Value			
																				RESIDENTL.			101		219,200			219,200			
																				RES LAND			101		103,200			103,200			
SUPPLEMENTAL DATA																VISION															
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_394596_2842114								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																							
Total												322,400			322,400																
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
GRAY PATRICK E TR GRAY DOUGLAS W , EQUITY ONE				18773/ 151 6663/ 395 06167/ 530				05/17/2011 10/26/1987 07/25/1986		U	I	1 197,525 180,000		A	Yr.	Code	Assessed Value			Yr.	Code	Assessed Value			Yr.	Code	Assessed Value				
															2016	101	216,800			2015	101	216,800			2014	B	213,500				
															2016	101	99,900			2015	101	99,900			2014	L	103,200				
Total:															316,700			Total:			316,700			Total:			316,700				
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 VALUE SUMMARY															
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch																	
0001/A										101				MG																	
NOTES																Net Total Appraised Parcel Value 322,400															
SALE INCL LOT 15 20 28 THERE IS ACCESS																															
TO HST FROM SFL																															
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								
138		05/01/1987		MN	Manual Note				140,000			0			SFR		06/30/2005 06/25/2005 01/11/2000 11/29/1999 03/28/1992				274 274 247 247 170	14 2 14 2 3	INSPECTED MEASURED INSPECTED MEASURED 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			RA				28,052	SF	2.99	1.2300	7	1.0000	1.00	MG	1.00				Spec Use	Spec Calc		1.00	3.68	103,200					
Total Card Land Units:										0.64	AC	Parcel Total Land Area:					0.64	AC						Total Land Value:					103,200		

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+		AVG. (+)	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
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	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		84.61	
Interior Floor 2	6		CERAMIC TL	Replace Cost			
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL	AYB		257,883	
Bedrooms	3			EYB		1987	
Full Baths	2			Dep Code		1999	
Half Baths	1			Remodel Rating		GD	
Extra Fixtures	1			Year Remodeled			
Total Rooms	7			Dep %		15	
Bath Style	A		AVERAGE	Functional ObsInc			
Kitchen Style	G		GOOD	External ObsInc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond		85	
Bsmt Garage				Apprais Val		219,200	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			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	1,328		16.95	22,506
FFL	1ST FLOOR	1,328	1,328		84.61	112,358
GAR	GARAGE	0	624		33.90	21,152
OFP	OPEN PORCH	0	64		7.93	508
STG	STORAGE	0	624		33.90	21,152
TQS	3/4 STORY	876	1,168		63.46	74,116
WDK	WOOD DECK	0	513		11.87	6,092
Ttl. Gross Liv/Lease Area:		2,204	5,649	3,048		257,883

