

Property Location: 35 AINSLIE DR
Vision ID: 6141

Account #6224

Bldg #: 1 of 1

Bldg Name: Sec #: 1 of 1 Card 1 of 1

State Use: 101
Print Date: 12/07/2016 09:19

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																																	
MAGNANI MARC A MAGNANI LAURIE A 35 AINSLIE DR EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value																											
											RESIDENTL.		101						122,200		122,200																											
											RES LAND		101						109,600		109,600																											
											RESIDENTL.		101						600		600																											
SUPPLEMENTAL DATA											Total				232,400		232,400																															
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																																	
															Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value																	
															2016		101		121,000		2015		101		121,000		2014		B		126,700																	
															2016		101		106,000		2015		101		106,000		2014		L		109,200																	
2016		101		600		2015		101		600		2014		O		500																																
Total:														227,600		Total:		227,600		Total:		236,400																										
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) 122,200 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 600 Appraised Land Value (Bldg) 109,600 Special Land Value 0 Total Appraised Parcel Value 232,400 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 232,400																																			
NBHD/ SUB			NBHD Name			Street Index Name			Tracing			Batch																																				
0001/A									101			MG																																				
NOTES																																																
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																				
89		01/01/1982		MN		Manual Note		0				0				GARAGE		06/17/2005						274		14		INSPECTED																				
																		06/10/2005						250		22		MAILER SENT																				
																		06/09/2005						274		2		MEASURED																				
																		01/10/2000						247		14		INSPECTED																				
																		11/18/1999						247		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		S Adj Fact		Adj. Unit Price		Land Value										
1		101		ONE FAM		RA		RA						40,000		2.20		1.2300		7		1.0000		1.00		MG		1.00				Spec Use		Spec Calc		1.00		2.71		108,400								
1		101		ONE FAM		RA		RA						0.17		7,000.00		1.0000		0		1.0000		1.00		MG		1.00						1.00		7,000.00		1,200										
Total Card Land Units:													1.09		AC		Parcel Total Land Area:										1.09 AC										Total Land Value:										109,600	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	18		SPLIT ENT	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	C		AVERAGE	FBM Sqft	728		
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				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	3		HARDWOOD	Adj. Base Rate:		107.56	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		165,106	
Heat Type	3		FORCED H/W	AYB		1966	
AC Type	01		NONE	EYB		1988	
Bedrooms	4			Dep Code		GD	
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		26	
Total Rooms	7			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		74	
Basement Floor	6		CERAMIC TILE	Apprais Val		122,200	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues	1			Misc Imp Ovr		0	
FBM Quality	3			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	1975	A		AV	60	600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	1,040	1,040		107.56	111,863	
GAR	GARAGE	0	528		42.98	22,695	
LLV	LOWR LEVEL	0	1,040		26.89	27,966	
WDK	WOOD DECK	0	168		15.37	2,581	
Ttl. Gross Liv/Lease Area:		1,040	2,776	1,535		165,106	

