

Property Location: 44 FORBES HILL RD
Vision ID: 6157

Account #6240

MAP ID:95/ 45/ 3/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/07/2016 09:23

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																			
FUSARO THERESA A AS TR 44 FORBES HILL RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value													
											RESIDENTL.		101						164,200		164,200													
											RES LAND		101						101,900		101,900													
											RESIDENTL.		101		14,100		14,100																	
SUPPLEMENTAL DATA																																		
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_394018_2839927				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																											
											Total							280,200		280,200														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																					
FUSARO THERESA A AS TR FUSARO THERESA A AS TRUSTEE OF,THE REVOC				17833/ 539 03170/ 0201		06/05/2009 02/16/1966		U	I	1 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value											
													2016	101	162,300		2015	101	162,300		2014	B	160,800											
													2016	101	98,700		2015	101	98,700		2014	L	101,700											
													2016	101	14,100		2015	101	14,100		2014	O	13,200											
													Total:		275,100		Total:		275,100		Total:		275,100											
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			MG																							
NOTES																																		
															Appraised Bldg. Value (Card)										164,200									
															Appraised XF (B) Value (Bldg)										0									
															Appraised OB (L) Value (Bldg)										14,100									
															Appraised Land Value (Bldg)										101,900									
															Special Land Value										0									
															Total Appraised Parcel Value										280,200									
															Valuation Method:										C									
															Adjustment:										0									
															Net Total Appraised Parcel Value										280,200									
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												
14		02/01/1993		MN	Manual Note			1,500			0			PORCH		08/26/2005 06/14/2005 06/14/2005 11/22/1999 03/01/1994				250 274 274 247 105	11 1 2 3 15	ENTRY DENIED LEFT NOTICE MEASURED MEAS+INSPCTD PERMIT VISIT												
LAND LINE VALUATION SECTION																																		
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	SF	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				24,375		3.40	1.2300	7	1.0000	1.00	MG	1.00							1.00		4.18	101,900							
Total Card Land Units:										0.56	AC	Parcel Total Land Area:										0.56	AC	Total Land Value:										101,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	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	4		CARPET				
Interior Floor 2				Adj. Base Rate:		88.59	
Heat Fuel	2		GAS	Replace Cost		221,829	
Heat Type	1		FORCED H/A	AYB		1966	
AC Type	03		FULL	EYB		1988	
Bedrooms	3			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		26	
Total Rooms	6			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		74	
Basement Floor	12		CONCRETE	Apprais Val		164,200	
Bsmt Garage				Dep % Ovr		0	
Bsmt Garage				Dep Ovr Comment			
Units	1			Misc Imp Ovr		0	
WS Flues				Misc Imp Ovr Comment			
FBM Quality				Cost to Cure Ovr		0	
Fireplaces	1			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
11	POOL I-V	OB	Outbuilding	L	800	29.00	1970	A		AV	60	13,900
02	SHED/FR			L	36	7.48	1970	A		AV	60	200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,643		17.74	29,146
EPF	ENCL PORCH	0	192		26.76	5,138
FFL	1ST FLOOR	1,845	1,845		88.59	163,448
GAR	GARAGE	0	576		35.37	20,376
OPF	OPEN PORCH	0	84		8.44	709
WDK	WOOD DECK	0	243		12.40	3,012
Ttl. Gross Liv/Lease Area:		1,845	4,583	2,504		221,829

