

Property Location: 78 MELWOOD AV

Account #685

MAP ID:16/ 14/ 30/ /

Bldg Name:

State Use:101

Vision ID: 663

Account #685

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:11/30/2016 16:35

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
SPEIGHT EDWARD T SPEIGHT JUDITH M 78 MELWOOD AV EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL.		101						202,900		202,900	
											RES LAND		101						91,600		91,600	
											RESIDENTL.		101		500		500					
SUPPLEMENTAL DATA																						
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377490_2850121				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#															
Total											295,000				295,000							

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																				
SPEIGHT EDWARD T				04844/ 0164		10/10/1979		U	I	0			Yr.			Code		Assessed Value		Yr.			Code		Assessed Value		Yr.			Code		Assessed Value	
													2016			101		200,700		2015			101		200,700		2014			B		192,400	
													2016			101		88,800		2015			101		88,800		2014			L		91,700	
													2016			101		500		2015			101		500		2014			O		400	
													Total:													290,000			Total:				

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)202,900 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)500 Appraised Land Value (Bldg)91,600 Special Land Value0 Total Appraised Parcel Value295,000 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value295,000																	
NBHD/ SUB		NBHD Name				Street Index Name				Tracing														Batch					
0001/A										101														MA					
NOTES																													

SUB DIV 942

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	
																		07/15/2016		02				317		2		MEASURED	
																		04/28/2004						318		14		INSPECTED	
																		04/01/2004						250		22		MAILER SENT	
																		02/18/2004						311		2		MEASURED	
																		04/29/1980						500		3		MEAS+INSPCTD	

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	
																	Spec Use		Spec Calc					
1	101	ONE FAM	RB				40,000		2.20	1.0300	5	1.0000	1.00	MA	1.00					1.00	2.27	90,800		
1	101	ONE FAM	RB				0.12	AC	7,000.00	1.0000	0	1.0000	1.00	MA	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:						91,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	2			Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	1		WOOD SHING	101	ONE FAM		100
Roof Structure	3		GAMBREL				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		82.46	
Interior Floor 2	2		SOFTWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		260,172	
AC Type	03		FULL	AYB		1972	
Bedrooms	6			EYB		1992	
Full Baths	2			Dep Code		GD	
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	10			Dep %		22	
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor				Overall % Cond		78	
Bsmt Garage				Apprais Val		202,900	
Units	1			Dep % Ovr		0	
WS Flues				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
02	SHED/FR			L	108	7.48	1976	A		AV	60	500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,092		16.46	17,977
EPF	ENCL PORCH	0	304		24.68	7,504
FFL	1ST FLOOR	1,372	1,372		82.46	113,140
GAR	GARAGE	0	504		33.05	16,658
OFP	OPEN PORCH	0	28		8.84	247
SFL	2ND FLOOR	983	983		82.46	81,062
STG	STORAGE	0	624		33.04	20,616
WDK	WOOD DECK	0	256		11.60	2,969
Ttl. Gross Liv/Lease Area:		2,355	5,163	3,155		260,172

