

Property Location: 44 WOOD AV

Vision ID: 967

Account #994

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/01/2016 09:39

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION
DANOS CARLA J 44 WOOD AVE EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value	
						RESIDENTL.	101	104,500	104,500	
						RES LAND	101	58,200	58,200	
SUPPLEMENTAL DATA						RESIDENTL.	101	400	400	
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374301_2855679				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#		Total		163,100	163,100	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
DANOS CARLA J DANOS JOHN C + CARLA J,		12555/ 498 05889/ 0134	09/04/2002 09/03/1985	U U	I I	1 59,500	H	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2016	101	103,400	2015	101	103,400	2014	B	99,800
								2016	101	62,900	2015	101	62,900	2014	L	59,800
								2016	101	400	2015	101	400	2014	O	300
								Total:			166,700	Total:	166,700	Total:	159,900	

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:										APPRaised VALUE SUMMARY							
ASSESSING NEIGHBORHOOD								Appraised Bldg. Value (Card)				104,500					
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch		Appraised XF (B) Value (Bldg)				0			
0001/A						101		MF		Appraised OB (L) Value (Bldg)				400			
NOTES								Appraised Land Value (Bldg)				58,200					
REAR DIMENSIONS ESTIMATED DOG IN YARD								Special Land Value				0					
								Total Appraised Parcel Value				163,100					
								Valuation Method:				C					
								Adjustment:				0					
								Net Total Appraised Parcel Value				163,100					

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				
										10/02/2006			250	22	MAILER SENT				
										04/15/2004			316	2	MEASURED				
										05/06/1992			107	22	MAILER SENT				
										06/13/1990			131	2	MEASURED				
										05/19/1980			500	3	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	RC				5,600 SF	13.69	0.7600	3	1.0000	1.00	MF	1.00			Spec Use	Spec Calc	1.00	10.40	58,200			
Total Card Land Units:							0.13	AC	Parcel Total Land Area:							0.13 AC	Total Land Value:							58,200

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		AVERAGE	FBM Sqft	725		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
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	4		CARPET	Adj. Base Rate:		95.84	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	1		OIL				
Heat Type	5		STEAM	Replace Cost		158,335	
AC Type	01		NONE	AYB		1950	
Bedrooms	3			EYB		1980	
Full Baths	1			Dep Code		AG	
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	6			Dep %		34	
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		66	
Bsmt Garage				Apprais Val		104,500	
Units	1			Dep % Ovr		0	
WS Flues	1			Dep Ovr Comment			
FBM Quality	3			Misc Imp Ovr		0	
Fireplaces	0			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	80	7.48	1970	A		AV	60	400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	966		19.15	18,498
FFL	1ST FLOOR	1,008	1,008		95.84	96,611
HST	HALF STORY	448	896		47.92	42,938
OFP	OPEN PORCH	0	30		9.58	288
Ttl. Gross Liv/Lease Area:		1,456	2,900	1,652		158,335

OFP	FFL	7		
6	5	66	7	6
5				
HST		7		20
FFL				
BMT				
5				
28				28
	11		10	11
		FFL	10	
		BMT		7
		7	10	

