

Property Location: 58 WOOD AV
Vision ID: 970

Account #997

MAP ID:1A/ 105/ 13/ /
Bldg #: 1 of 1

Bldg Name:
Sec #: 1 of 1

Card 1 of 1

State Use:101
Print Date:12/01/2016 09:40

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION							
KUHN GAIL 118 EAST CHESTNUT HILL MONTAGUE, MA 01351 Additional Owners:				1	TYPCL					Description		Code		Appraised Value		Assessed Value									
										RESIDENTL.		101		75,600		75,600									
										RES LAND		101		58,700		58,700									
										RESIDENTL.		101		6,800		6,800									
SUPPLEMENTAL DATA																									
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374318_2855488						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																			
										Total				141,100				141,100							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
KUHN GAIL KUHN IRENE E + GALE KUHN IRENE				07948/ 0096 6010/ 469 02197/ 0582		02/24/1992 02/13/1986 09/18/1952		U	I	1	A	1	A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value			
														2016	101	74,600	2015	101	74,600	2014	B	71,400			
														2016	101	63,300	2015	101	63,300	2014	L	62,500			
														2016	101	6,800	2015	101	6,800	2014	O	7,500			
														Total:			144,700			Total:			144,700		
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																									
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch														
0001/A								101			MF														
NOTES																									
														Appraised Bldg. Value (Card) 75,600											
														Appraised XF (B) Value (Bldg) 0											
														Appraised OB (L) Value (Bldg) 6,800											
														Appraised Land Value (Bldg) 58,700											
														Special Land Value 0											
														Total Appraised Parcel Value 141,100											
														Valuation Method: C											
														Adjustment: 0											
														Net Total Appraised Parcel Value 141,100											
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					
															10/19/2006			311	3	MEAS+INSPCTD					
															10/02/2006			250	22	MAILER SENT					
															04/15/2004			316	1	LEFT NOTICE					
															06/13/1990			131	3	MEAS+INSPCTD					
															05/06/1980			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				7,280	SF	10.60	0.7600	3	1.0000	1.00	MF	1.00		Spec Use	Spec Calc	1.00	8.06	58,700			
Total Card Land Units:				0.17		AC		Parcel Total Land Area:				0.17 AC				Total Land Value:								58,700	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	2		CONC BLOCK	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	2		PLASTER				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W				
AC Type	01		NONE				
Bedrooms	2						
Full Baths	1						
Half Baths	1						
Extra Fixtures	1						
Total Rooms	5						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor	12						
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality							
Fireplaces	1						

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	744		15.23	11,331						
EFP	ENCL PORCH	0	318		22.72	7,224						
FFL	1ST FLOOR	826	826		76.04	62,813						
OFP	OPEN PORCH	0	18		8.45	152						
TQS	3/4 STORY	558	744		57.03	42,433						
Ttl. Gross Liv/Lease Area:		1,384	2,650	1,630		123,952						

