

Property Location: 55 WOOD AV
Vision ID: 993

Account #1020

MAP ID:1A/ 3/ 48/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/01/2016 09:45

CURRENT OWNER

YOUMELL JOHN J JR
YOUMELL JOANNE
55 WOOD AVE

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_374137_2855481

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101

Appraised Value
90,300
59,200
6,100

Assessed Value
90,300
59,200
6,100

Total

155,600

155,600

1006
AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

YOUMELL JOHN J JR

BK-VOL/PAGE
03551/ 0457

SALE DATE
12/01/1970

q/u
U

v/i
I

SALE PRICE
0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

101

89,300

2015

101

89,300

2014

B

87,100

2016

101

63,900

2015

101

63,900

2014

L

63,000

2016

101

6,100

2015

101

6,100

2014

O

6,500

Total:

159,300

Total:

159,300

Total:

156,600

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MF

ASSESSING NEIGHBORHOOD

NOTES

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)
Appraised XF (B) Value (Bldg)
Appraised OB (L) Value (Bldg)
Appraised Land Value (Bldg)
Special Land Value

Total Appraised Parcel Value
Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

90,300
0
6,100
59,200
0

155,600
C
0
155,600

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

05/28/2004
04/20/2004
08/02/1992
05/06/1992
06/13/1990

319
316
131
107
131

14
2
2
22
2

INSPECTED
MEASURED
MEASURED
MAILER SENT
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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

9,350

SF

8.33

0.7600

3

1.0000

1.00

MF

1.00

1.00

6.33

59,200

Total Card Land Units:

0.21

AC

Parcel Total Land Area:

0.21

AC

Total Land Value:

59,200

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			
Stories	1.50		1 1/2 STORIES	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	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				Adj. Base Rate:		89.32	
Heat Fuel	2		GAS	Replace Cost		148,006	
Heat Type	1		FORCED H/A	AYB		1948	
AC Type	01		NONE	EYB		1975	
Bedrooms	2			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		39	
Total Rooms	5			Functional ObsInc			
Bath Style	A		AVERAGE	External ObsInc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		61	
Basement Floor	12		CONCRETE	Apprais Val		90,300	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues	1			Misc Imp Ovr		0	
FBM Quality				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
03	GARAGE	OB	Outbuilding	L	484	28.18	1950	F		FR	50	6,100

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	912		17.83	16,257
BNT	BSMT ENTRY	0	24		3.72	89
EFP	ENCL PORCH	0	126		26.94	3,394
FFL	1ST FLOOR	978	978		89.32	87,357
HST	HALF STORY	456	912		44.66	40,731
OPF	OPEN PORCH	0	24		7.44	179
Ttl. Gross Liv/Lease Area:		1,434	2,976	1,657		148,006

