

Property Location: 71 WOOD AV

Vision ID: 1174

Account # 1204

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/14/2017 20:53

CURRENT OWNER

FIORE CHRISTINA M

71 WOOD AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

86,000

86,000

RES LAND

101

62,000

62,000

RESIDENTL.

101

4,300

4,300

Total

152,300

152,300

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

FIORE CHRISTINA M

19739/ 549

03/22/2013

U

1

162,500

1S

STONE FINANCING LLC,

13318/ 334

06/24/2003

U

1

144,000

SICILIANO,JACQUELINE M LE

11263/ 308

07/12/2000

U

1

1

A

SICILIANO JACQUELINE M,

06929/ 0138

08/10/1988

U

1

111,000

RIOUX

02651/ 0270

12/24/1958

U

1

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

86,300

2016

101

85,400

2015

101

85,400

2017

101

58,900

2016

101

63,600

2015

101

63,600

2017

101

4,300

2016

101

4,300

2015

101

4,300

Total:

149,500

Total:

153,300

Total:

153,300

EXEMPTIONS

OTHER ASSESSMENTS

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

This signature acknowledges a visit by a Data Collector or Assessor

APPRaised VALUE SUMMARY

Appraised Bldg. Value (Card)

86,000

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

4,300

Appraised Land Value (Bldg)

62,000

Special Land Value

0

Total Appraised Parcel Value

152,300

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

152,300

BUILDING PERMIT RECORD

VISIT/CHANGE HISTORY

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

65

04/01/1989

MN

Manual Note

5,700

0

GAR

Date

Type

IS

ID

Cd.

Purpose/Result

01/07/2005

311

14

INSPECTED

04/16/2004

250

22

MAILER SENT

04/13/2004

316

2

MEASURED

06/12/1990

131

3

MEAS+INSPCTD

12/28/1989

105

15

PERMIT VISIT

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

1

101

ONE FAM

RC

8,250

SF

9.90

0.7600

3

1.0000

1.00

MF

1.00

Special Pricing

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1.00

7.52

62,000

Total Card Land Units:

0.19

AC

Parcel Total Land Area:

0.19

AC

Total Land Value:

62,000

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	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	2		CONC BLOCK	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	2		PLASTER				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2							
Heat Fuel	2		GAS				
Heat Type	5		STEAM				
AC Type	01		NONE				
Bedrooms	2						
Full Baths	1						
Half Baths	1						
Extra Fixtures	0						
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						

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	216	28.18	1989	A		GD	70	4,300
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
BMT	BASEMENT			0		744				20.38		15,163
FFL	1ST FLOOR			761		761				101.76		77,441
OSP	SCRN PORCH			0		96				14.84		1,425
TQS	3/4 STORY			558		744				76.32		56,783

Ttl. Gross Liv/Lease Area:		1,319	2,345	1,482		150,812
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