

Property Location: 75 FAIRVIEW ST
Vision ID: 135

Account #138

MAP ID: 12A/ 70/ A/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/14/2017 14:25

CURRENT OWNER

MCCANDLISH EDWARD C
MCCANDLISH CHRISTIANNE F
75 FAIRVIEW STREET

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_379407_2854492

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND

Code

101
101

Appraised Value

112,800
83,000

Assessed Value

112,800
83,000

Total

195,800

195,800

1006
4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

MCCANDLISH EDWARD C
MCDONAGH JEROME W + COLLEEN B,
CRUZ DOMINGA
TORRES STEPHEN
CALO DOMINGA A
CALO RUBEN

BK-VOL/PAGE

16895/ 18
09960/ 0081
09828/ 0480
07167/ 0326
07105/ 0241
6786/ 0296

SALE DATE

08/29/2007
08/12/1997
04/16/1997
05/15/1989
02/27/1989
03/24/1988

q/u

U
U
U
U
U
U

v/i

1
1
1
1
1
1

SALE PRICE

215,000
117,000
96,602
130,000
1
128,000

V.C.

A
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

102,700

2016

101

101,700

2015

101

101,700

2017

101

81,000

2016

101

78,600

2015

101

78,600

Total:

183,700

Total:

180,300

Total:

180,300

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

SUB DIV # 565 + 573

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

112,800

0

0

83,000

0

195,800

C

0

195,800

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

282

10/22/2003

12

REROOF

1,700

0

NVC

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

12/29/2016

317

2

MEASURED

05/28/2004

319

14

INSPECTED

03/22/2004

316

2

MEASURED

01/27/2004

311

15

PERMIT VISIT

04/24/1992

131

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

11,738 SF

7.07

1.0000

5

1.0000

1.00

MA

1.00

1.00

7.07

83,000

Total Card Land Units:

0.27 AC

Parcel Total Land Area:

0.27 AC

Total Land Value:

83,000



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
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value				
BMT	BASEMENT			0	1,320		19.40	25,609				
FFL	1ST FLOOR			1,320	1,320		97.00	128,045				
GAR	GARAGE			0	550		38.80	21,341				
OFP	OPEN PORCH			0	132		9.55	1,261				
PAT	PATIO			0	184		4.74	873				
STG	STORAGE			0	50		38.80	1,940				
Ttl. Gross Liv/Lease Area:				1,320	3,556	1,846		179,069				