

Property Location: 184 GATES AV

Account #162

MAP ID: 12B/ 2/ 212/ /

Bldg Name:

State Use: 101

Vision ID: 158

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/14/2017 14:30

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION							
TRINCERI JOHN P TRINCERI KATHLEEN A 184 GATES AVENUE EAST LONGMEADOW, MA 01028 Additional Owners:							1 TYPCL						Description		Code						Appraised Value		Assessed Value	
													RESIDENTL.		101						255,600		255,600	
													RES LAND		101						87,500		87,500	
													RESIDENTL.		101						400		400	
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378856 2856810								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																
Total												343,500				343,500								

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																	
TRINCERI JOHN P TRINCERI JOHN P ,				5787/ 330 0/ 0		03/29/1985		U U		1		100 0		A		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value	
																2017		101		236,600		2016		101		234,000		2015		101		234,000	
																2017		101		85,500		2016		101		83,000		2015		101		83,000	
																2017		101		400		2016		101		400		2015		101		400	
																Total:				322,500		Total:				317,400		Total:				317,400	

EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)255,600 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)400 Appraised Land Value (Bldg)87,500 Special Land Value0 Total Appraised Parcel Value343,500 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value343,500																	
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			MA		

NOTES											
CATHEDRAL CEILINGS											

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	
51		01/01/1985		MN		Manual Note		0				0				SFR		10/21/2016						317		2		MEASURED	
																		05/28/2004						319		14		INSPECTED	
																		03/25/2004						316		2		MEASURED	
																		07/23/1992						131		14		INSPECTED	
																		04/01/1992						107		22		MAILER SENT	

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					
																																Spec Use		Spec Calc											
1		101		ONE FAM		RC								25,000		SF		3.50		1.0000		5		1.0000		1.00		MA		1.00								1.00		3.50		87,500			
Total Card Land Units:												0.57		AC		Parcel Total Land Area:												0.57		AC		Total Land Value:												87,500	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	C		AVERAGE	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	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	2		SOFTWOOD	Adj. Base Rate:		78.73	
Interior Floor 2	4		CARPET	Replace Cost			
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W				
AC Type	03		FULL	AYB		300,674	
Bedrooms	3			EYB		1985	
Full Baths	3			Dep Code		2002	
Half Baths	0			Remodel Rating		GV	
Extra Fixtures	0			Year Remodeled			
Total Rooms	11			Dep %		15	
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond		85	
Bsmt Garage				Apprais Val		255,600	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,608		15.77	25,351	
FFL	1ST FLOOR	2,364	2,364		78.73	186,120	
GAR	GARAGE	0	504		31.55	15,904	
HST	HALF STORY	804	1,608		39.37	63,300	
OPF	OPEN PORCH	0	128		8.00	1,024	
WDK	WOOD DECK	0	817		10.99	8,975	
Ttl. Gross Liv/Lease Area:		3,168	7,029	3,819		300,674	

