

Property Location: 528 NORTH MAIN ST
Vision ID: 2450

Account #2493

MAP ID: 2B/ 74/ A-1/ /

Bldg Name:

State Use: 031

Bldg #: 1 of 2

Sec #: 1 of 1

Card 1 of 2

Print Date: 12/15/2017 12:39

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION
VECCHIARELLI FRANK F TR			1 TYPCL			Description	Code	Appraised Value	Assessed Value	
177 VINELAND AVE						RESIDENTL.	013	113,500	113,500	
EAST LONGMEADOW, MA 01028						RES LAND	013	89,300	89,300	
Additional Owners:						RESIDENTL.	013	3,500	3,500	
SUPPLEMENTAL DATA						COMMERC.	031	41,700	41,700	
Other ID:				Received		COMM LAND	031	89,300	89,300	
SP Permit				Field 7		COMMERC.	031	3,500	3,500	
Chapter Land				Field 8						
OC Dates				Field 9						
In+Ex FY				Field 10						
Mailed										
GIS ID: F_375906_2855589				ASSOC PID#						
						Total		340,800	340,800	

RECORD OF OWNERSHIP			BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
VECCHIARELLI FRANK F TR			09627/ 0543	09/20/1996	U	1	1	A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
VECCHIARELLI FRANK F TRUS			09155/ 0171	06/15/1995	U	1	1	A	2017	013	112,850	2016	013	111,250	2015	013	111,250
VECCHIARELLI FRANK F			02964/ 0181	07/17/1963	U	1	0		2017	013	82,750	2016	013	75,350	2015	013	75,350
									2017	013	3,500	2016	013	3,500	2015	013	3,500
									2017	031	39,650	2016	031	38,950	2015	031	38,950
									2017	031	82,750	2016	031	75,350	2015	031	75,350
									2017	031	3,500	2016	031	3,500	2015	031	3,500
									Total:		325,000	Total:		307,900	Total:		307,900

EXEMPTIONS				OTHER ASSESSMENTS				
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.
Total:								

NBHD/ SUB		NBHD Name	Street Index Name	Tracing	Batch
0001/A				031	BG

NOTES									
FRANKS AUTO SERVICE. LIFT BROKEN SUB									
DIV #737LOTS 540,541,542 SUB DIV #769									
STONE VENEER 1996, NO BUILT IN FLOOR									
LIFTS, IG TANKS WERE REMOVED IN 1998									
REPAIR GARAGE ONLY, SIGN REMOVED,									
LITE-DBL REMOVED									

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			
64	03/01/1995	MN	Manual Note	0		0		SIGN	06/01/2004			303	2	MEASURED			
65	03/01/1995	MN	Manual Note	3,800		0		VINYL SIDE	06/01/2004			303	3	MEAS+INSPCTD			
104	05/01/1993	MN	Manual Note	1,000		0		DEMO FGR	12/11/1996			200	15	PERMIT VISIT			
80	01/01/1983	MN	Manual Note	0		0		ROOF	12/12/1995			107	15	PERMIT VISIT			
									07/02/1992			107	3	MEAS+INSPCTD			

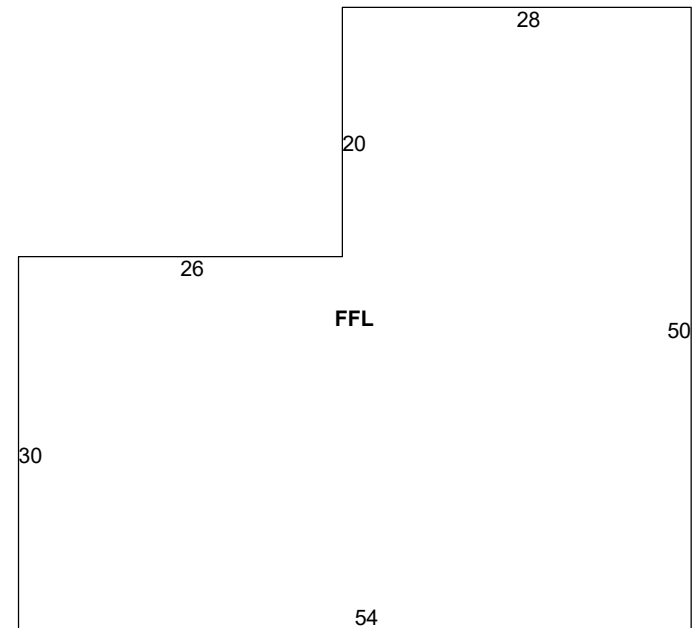
LAND LINE VALUATION SECTION																			
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing	S Adj Fact	Adj. Unit Price	Land Value
1	031	MixComRes	BUS				28,536	SF	3.66	1.7100	E	1.0000		1.00	BG		1.00	6.26	178,600

Total Card Land Units:			0.66	AC	Parcel Total Land Area:			0.66	AC	Total Land Value:			178,600
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CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	39		REPAIR GAR				
Model	94		COMMERCIAL				
Grade	C		AVERAGE				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	6		STUCCO	Code	Description		Percentage
Exterior Wall 2	16		STONE VENR	031	MixComRes		50
Roof Structure	4		FLAT	013	RES/COM		50
Roof Cover	4		TAR+GRAVEL				
Interior Wall 1	5		MINIMUM	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:			56.28
Interior Floor 1	12		CONCRETE				
Interior Floor 2							
Heating Fuel	2		GAS	Replace Cost			122,701
Heating Type	1		FORCED H/A	AYB			1961
AC Percent	0			EYB			1985
FBM Sqft				Dep Code			AG
Bldg Use	031		MixComRes	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %			32
Full Baths	0			Functional ObsInc			
Half Baths	2			External ObsInc			
Extra Fixtures	0			Cost Trend Factor			1
#Heat Sys	1			Condition			
Frame	2		STEEL	% Complete			
Bath Style	A		AVERAGE	Overall % Cond			68
Foundation	6		SLAB	Apprais Val			83,400
Partitions	T		TYPICAL	Dep % Ovr			0
Wall Height	12			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				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
77	LITE-SIN			L	2	690.00	1961	A		FR	40	600
85	PAVING			L	6,500	1.61	1970	A		AV	55	5,800
86	CONC PAV			L	500	2.30	1970	A		AV	55	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
FFL	1ST FLOOR	2,180	2,180		56.28	122,701
Ttl. Gross Liv/Lease Area:		2,180	2,180	2,180		122,701



VISION

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE				
Model	01		RESIDENTIAL				
Grade	C		AVERAGE				
Stories	1.5						
Foundation	3		MASONRY				
Exterior Wall 1	4		VINYL				
Exterior Wall 2							
Roof Structure	1		GABLE				
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	5		STEAM				
AC Type	01		NONE				
Bedrooms	4						
Full Baths	3						
Half Baths							
Extra Fixtures							
Total Rooms	8						
Bath Style	A		AVERAGE				
Half Bath Style							
Kitchen Style	A		AVERAGE				
Addl Kichen Style							
Insulation	2		TYPICAL				
Kitchens	2						
Extra Kitchens							
Frame	1		WOOD				

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	527		20.90	11,016
FFL	1ST FLOOR	977	977		104.91	102,502
HST	HALF STORY	216	432		52.46	22,662
OPF	OPEN PORCH	0	175		10.79	1,888
Ttl. Gross Liv/Lease Area:		1,193	2,111	1,316		138,068

