

Property Location: 28 FISHER AV
Vision ID: 312

Account #320

Bldg Name: 101

MAP ID: 14A/ 35/ B/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/14/2017 15:16

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 4ST LONGMEADOW, M VISION								
ROSENTHAL DANIEL J 28 FISHER AV EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code		Appraised Value		Assessed Value										
											RESIDENTL.		101		109,200		109,200										
													RES LAND		101		75,100						75,100				
													RESIDENTL.		101		300						300				
SUPPLEMENTAL DATA																											
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378331_2853198						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																					
Total										184,600								184,600									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
ROSENTHAL DANIEL J GOLDBERG DAVID L MATROW PAUL A + BARBARA J GRAF				20256/ 257 09005/ 0482 07007/ 0074 03484/ 0300		04/23/2014 11/30/1994 10/28/1988 01/13/1970		U	1	90,000 108,000 127,000 0		10	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
													2017	101	60,200		2016	101	30,900		2015	101	30,900				
													2017	101	73,300		2016	101	71,200		2015	101	71,200				
													2017	101	300		2016	101	300		2015	101	300				
													Total:		133,800		Total:		102,400		Total:		102,400				
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)109,200 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)300 Appraised Land Value (Bldg)75,100 Special Land Value0 Total Appraised Parcel Value184,600 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value184,600															
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																											
SUB DIV #599																											
NC=RECK FOR SIDING 2018																											
SEE PROPERTY NOTES FOR MORE DETAIL																											
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					
201502127		07/07/2015		9	ALTERATION		950		03/09/2017		99			REMOVE 2 WALLS		03/09/2017				317	15	PERMIT VISIT					
325		10/14/2008		12	REROOF		4,000				0					04/15/2016				317	15	PERMIT VISIT					
73		04/01/1989		MN	Manual Note		1,400				0			POOL		03/17/2015				105	15	PERMIT VISIT					
																06/13/2014				317	3	MEAS+INSPCTD					
																12/12/2008				317	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		Special Pricing		S Adj Fact	Adj.	Unit Price	Land Value				
1	101	ONE FAM		RC				13,206 SF	6.32	1.0000	5	1.0000	0.90	MA	1.00	CLOC				1.00		5.69	75,100				
Total Card Land Units:								0.30	AC	Parcel Total Land Area:				0.3 AC	Total Land Value:												75,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description				
Style	15		OLD STYLE	#Heat Sys	1						
Model	01		RESIDENTIAL	Central Vac	0		NO				
Grade	C		AVERAGE	FBM Sqft	336						
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME				
Foundation	1		CONCRETE	MIXED USE							
Exterior Wall 1	4		VINYL	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	4		SOLID WOOD								
Interior Wall 2											
Interior Floor 1	4		CARPET								
Interior Floor 2	3		HARDWOOD								
Heat Fuel	2		GAS								
Heat Type	5		STEAM								
AC Type	03		FULL								
Bedrooms	3										
Full Baths	1										
Half Baths	0										
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		CONCRETE								
Bsmt Garage											
Units	1										
WS Flues											
FBM Quality	3										
Fireplaces	0										
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)								Adj. Base Rate:			
								86.10			
				Replace Cost							
				128,464							
				AYB							
				1910							
				EYB							
				2000							
				Dep Code							
				AG							
				Remodel Rating							
				Year Remodeled							
				Dep %							
				17							
				Functional Obslnc							
				5							
				External Obslnc							
				1							
				Cost Trend Factor							
				NC							
				Condition							
				85							
				% Complete							
				85							
				Overall % Cond							
				Apprais Val							
				109,200							
				Dep % Ovr							
				0							
				Dep Ovr Comment							
				Misc Imp Ovr							
				0							
				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	672		17.17	11,538						
FFL	1ST FLOOR	824	824		86.10	70,948						
OPF	OPEN PORCH	0	132		8.48	1,119						
TQS	3/4 STORY	504	672		64.58	43,395						
WDK	WOOD DECK	0	120		12.20	1,464						
Ttl. Gross Liv/Lease Area:		1,328	2,420	1,492		128,464						

