

Property Location: 79 HANWARD HL

Account #3171

MAP ID:38/ 5/ 9/ /

Bldg Name:

State Use: 101

Vision ID: 3121

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/15/2017 15:19

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION																								
TEIXEIRA ANGELO S							1 TYPCL						Description		Code						Appraised Value		Assessed Value																		
										RESIDENTL.		101		95,500		95,500																									
										RES LAND		101		82,300		82,300																									
79 HANWARD HILL					SUPPLEMENTAL DATA																																				
					Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_383079_2851088					Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																															
EAST LONGMEADOW, MA 01028															Total		177,800		177,800																						
Additional Owners:																																									
RECORD OF OWNERSHIP					BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																								
TEIXEIRA ANGELO S					02834/ 0226		09/20/1961		U		I		0				Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value								
																	2017		101		95,900		2016		101		94,900		2015		101		94,900								
																	2017		101		80,400		2016		101		78,100		2015		101		78,100								
																	Total:				176,300		Total:				173,000		Total:				173,000								
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 95,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 82,300 Special Land Value 0 Total Appraised Parcel Value 177,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 177,800																										
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																																									
WAINSCOAT IN HST																																									
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													
79		04/01/1992		MN		Manual Note		5,000				0				ADDITION		09/30/2010						311		14		INSPECTED													
																		09/23/2010						317		2		MEASURED													
																		02/12/1993						131		15		PERMIT VISIT													
																		03/18/1992						131		3		MEAS+INSPCTD													
																		09/19/1980						500		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		101		ONE FAM		RC								9,995 SF		8.23		1.0000		5		1.0000		1.00		MA		1.00				Spec Use		Spec Calc		1.00		8.23		82,300	
Total Card Land Units:															0.23		AC		Parcel Total Land Area:					0.23 AC					Total Land Value:										82,300		

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	1.50		1 1/2 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	3		ALUMINUM	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	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		99.58	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		167,589	
AC Type	01		NONE	AYB		1960	
Bedrooms	4			EYB		1974	
Full Baths	2			Dep Code		AV	
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	7			Dep %		43	
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond		57	
Bsmt Garage				Apprais Val		95,500	
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	960		19.92	19,119										
EFP	ENCL PORCH	0	112		30.23	3,386										
FFL	1ST FLOOR	960	960		99.58	95,594										
HST	HALF STORY	480	960		49.79	47,797										
WDK	WOOD DECK	0	121		13.99	1,693										

Ttl. Gross Liv/Lease Area:		1,440	3,113	1,683			167,589
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