

Property Location: 28 COOLEY AV
Vision ID: 3424

Account #3479

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/15/2017 16:52

CURRENT OWNER

BROWN THOMAS J III

28 COOLEY AV

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

207,700

Appraised Value

120,300

84,300

3,100

207,700

Assessed Value

120,300

84,300

3,100

207,700

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BROWN THOMAS J III

BROWN THOMAS J III

NAGLIERI JAMES W + MARA

BK-VOL/PAGE

21469/ 351

07646/ 0362

04798/ 0252

SALE DATE

12/01/2016

02/27/1991

07/18/1979

q/u

U

U

U

v/i

1

1

1

SALE PRICE

134,000

0

V.C.

1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

119,300

82,300

3,100

204,700

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

118,000

79,900

3,100

201,000

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

118,000

79,900

3,100

201,000

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

APPRAISED 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

120,300

0

3,100

84,300

0

207,700

C

0

207,700

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201303146

12/12/2013

91

INSULATION

1,000

100

05/01/2014

106

05/05/2000

11

POOL

7,500

0

359

01/01/1986

MN

Manual Note

0

0

ADDITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/30/2004

319

3

MEAS+INSPCTD

01/15/2001

247

15

PERMIT VISIT

08/28/1990

131

12

MEAS DENIED

05/17/1980

500

1

LEFT NOTICE

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

RB

15,702 SF

5.37

1.0000

5

1.0000

1.00

MA

1.00

1.00

5.37

84,300

Total Card Land Units: 0.36 AC

Parcel Total Land Area: 0.36 AC

Total Land Value: 84,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	672		
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			107.11
Interior Floor 2							
Heat Fuel	3		ELECTRIC	Replace Cost			162,586
Heat Type	6		ELECTRC BB	AYB			1974
AC Type	01		NONE	EYB			1991
Bedrooms	3			Dep Code			GD
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			26
Total Rooms	6			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			74
Basement Floor				Apprais Val			120,300
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality	1			Misc Imp Ovr Comment			
Fireplaces	1			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
08	POOL A-O			L	30	69.00	2000	G		GD	70	1,800
02	SHED/FR			L	192	7.48	2000	G		GD	70	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	960		21.42	20,564	
FFL	1ST FLOOR	1,216	1,216		107.11	130,240	
GAR	GARAGE	0	276		42.69	11,782	
Ttl. Gross Liv/Lease Area:		1,216	2,452	1,518		162,586	

