

Property Location: 73 PORTER RD
Vision ID: 3863

Account #3929

MAP ID: 48/ 76/ 2/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/15/2017 19:17

CURRENT OWNER

HOUSER FRANCES B + PAUL J TR

PO BOX 824

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_385536 2853561

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code

101
101
101

Appraised Value

294,000
99,700
8,900

Assessed Value

294,000
99,700
8,900

Total

402,600

402,600

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

HOUSER FRANCES B + PAUL J TR

HOUSER FRANCES B

BK-VOL/PAGE

20661/ 276
04284/ 0120

SALE DATE

04/13/2015
06/24/1976

q/u

U
U

v/i

1
1

SALE PRICE

1
0

V.C.

1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

279,400

2016

101

276,400

2015

101

276,400

2017

101

97,700

2016

101

94,500

2015

101

94,500

2017

101

8,900

2016

101

8,900

2015

101

8,900

Total:

386,000

Total:

379,800

Total:

379,800

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

NOTES

This signature acknowledges a visit by a Data Collector or Assessor

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

294,000

0

8,900

99,700

0

402,600

C

0

402,600

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201600183

01/25/2016

91

INSULATION

4,700

0

292

09/19/2008

25

WINDOWS

2,688

0

ONE PICTURE WINDOW

285

09/16/2008

25

WINDOWS

9,448

0

317

10/01/1988

MN

Manual Note

40,000

0

ADDITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

10/08/2010

311

2

MEASURED

01/16/2009

317

15

PERMIT VISIT

08/21/2002

274

3

MEAS+INSPCTD

04/17/1992

131

3

MEAS+INSPCTD

04/16/1990

131

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

39,866 SF

2.33

1.1900

7

1.0000

1.00

MG

1.00

TRF1

190

.90

2.50

99,700

Total Card Land Units:

0.92 AC

Parcel Total Land Area:

0.92 AC

Total Land Value:

99,700

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+		AVG. (+)	FBM Sqft	722				
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						
Roof Cover	1		ASPHALT SH						
Interior Wall 1	2		PLASTER						
Interior Wall 2	8		PLYWD PANL	COST/MARKET VALUATION					
Interior Floor 1	4		CARPET	Adj. Base Rate:		88.32			
Interior Floor 2	3		HARDWOOD						
Heat Fuel	1		OIL						
Heat Type	3		FORCED H/W						
AC Type	03		FULL	Replace Cost	337,900				
Bedrooms	4			AYB	1952				
Full Baths	3			EYB	2004				
Half Baths	0			Dep Code	EX				
Extra Fixtures	2			Remodel Rating					
Total Rooms	9			Year Remodeled					
Bath Style	G		GOOD	Dep %				13	
Kitchen Style	G		GOOD	Functional ObsInc					
Kitchens	1			External ObsInc					
Extra Kitchens	0			Cost Trend Factor				1	
Frame	1		WOOD	Condition					
Basement Floor	12		CONCRETE	% Complete					
Bsmt Garage				Overall % Cond				87	
Units	1			Apprais Val	294,000				
WS Flues	1			Dep % Ovr	0				
FBM Quality	1			Dep Ovr Comment					
Fireplaces	1			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
11	POOL I-V	OB	Outbuilding	L	512	29.00	1981	A		AV	60	8,900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,444		17.68	25,524	
FFL	1ST FLOOR	2,143	2,143		88.32	189,263	
GAR	GARAGE	0	528		35.29	18,635	
OFP	OPEN PORCH	0	342		8.78	3,003	
TQS	3/4 STORY	1,083	1,444		66.24	95,647	
WDK	WOOD DECK	0	468		12.45	5,829	
Ttl. Gross Liv/Lease Area:		3,226	6,369	3,826		337,900	

