

Property Location: 45 LINDEN AV
Vision ID: 405

Account #414

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/14/2017 15:38

CURRENT OWNER

GRAVELINE JOSEPH

128 RAILROAD ST

BELCHERTOWN, MA 01007

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

159,400

Appraised Value

58,700

85,900

14,800

159,400

Assessed Value

58,700

85,900

14,800

159,400

1006

451ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

GRAVELINE JOSEPH

GRAVELINE HENRY J LE,JOSEPH P GRAVELINE

GRAVELINE HENRY J + MARY A,

BK-VOL/PAGE

14927/ 352

12307/ 137

03875/ 0119

SALE DATE

04/04/2005

04/29/2002

11/09/1973

q/u

U

U

U

v/i

1

1

1

SALE PRICE

40,000

1

0

V.C.

A

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

63,300

83,900

14,800

162,000

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

62,500

81,500

14,800

158,800

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

62,500

81,500

14,800

158,800

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

APPROAISED 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

58,700

0

14,800

85,900

0

159,400

C

0

159,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

SF

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

RC

20,125

4.27

1.0000

5

1.0000

1.00

MA

1.00

1.00

4.27

85,900

Total Card Land Units: 0.46 AC

Parcel Total Land Area: 0.46 AC

Total Land Value: 85,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	02		BUNGALOW	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	3		ALUMINUM	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:		96.17	
Interior Floor 2	2		SOFTWOOD				
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W				
AC Type	01		NONE	Replace Cost	112,812		
Bedrooms	2			AYB	1920		
Full Baths	1			EYB	1969		
Half Baths	0			Dep Code	FA		
Extra Fixtures	0			Remodel Rating			
Total Rooms	4			Year Remodeled			
Bath Style	A		AVERAGE	Dep %	48		
Kitchen Style	A		AVERAGE	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	52		
Units	1			Apprais Val	58,700		
WS Flues				Dep % Ovr	0		
FBM Quality				Dep Ovr Comment			
Fireplaces	0			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
03	GARAGE	OB	Outbuilding	L	572	28.18	1940	A		AV	60	9,700
03	GARAGE	OB	Outbuilding	L	336	28.18	1920	F		AV	60	5,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	954		19.25	18,369	
FFL	1ST FLOOR	954	954		96.17	91,750	
WDK	WOOD DECK	0	200		13.46	2,693	
Ttl. Gross Liv/Lease Area:		954	2,108	1,173		112,812	

