

Property Location: 9 HIGHLANDVIEW AV
Vision ID: 508

Account #520

MAP ID: 15A/ 54/ 181/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/14/2017 16:03

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION														
FALCONER DAVID 9 HIGHLANDVIEW AVE EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value								
											RESIDENTL.		101						90,800		90,800								
													RES LAND						101		84,800		84,800						
													RESIDENTL.						101		9,700		9,700						
SUPPLEMENTAL DATA																													
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378349_2852721						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																							
RECORD OF OWNERSHIP										BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)										
FALCONER DAVID QUACKENBUSH,JAMES K MULCAHY FRANCIS J III +, COPPOLA FELIX M CARTER CARTER						17526/ 505 13771/ 370 09484/ 0201 07292/ 0307 6760/ 0400 05568/ 0526		10/29/2008 11/12/2003 05/14/1996 10/12/1989 02/23/1988 02/15/1984		U	I	188,000 152,000 100,000 1 F 1 F 30 A		V.C.	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
															2017	101	91,000		2016	101	90,000		2015	101	90,000				
															2017	101	82,700		2016	101	80,400		2015	101	80,400				
															2017	101	9,700		2016	101	9,700		2015	101	9,700				
															Total:		183,400		Total:		180,100		Total:		180,100				
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)90,800 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)9,700 Appraised Land Value (Bldg)84,800 Special Land Value0 Total Appraised Parcel Value185,300 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value185,300													
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																													
WB, 84 SALE INC 15A-55 + 14A-47. LAND AREA CHANGED FROM 7,000 TO 16,850.																													
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						
201202639		06/29/2012		5	DEMOLITION			0				0			SHED		07/20/2012				317	15	PERMIT VISIT						
201102792		10/18/2011		25	WINDOWS			2,220				0			6 REPLACEMENT		04/06/2012				317	15	PERMIT VISIT						
																	04/14/2004				318	14	INSPECTED						
																	03/16/2004				311	2	MEASURED						
																	04/21/1992				131	14	INSPECTED						
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				16,850	SF	5.03	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00		5.03	84,800				
Total Card Land Units:										0.39	AC	Parcel Total Land Area:					0.39	AC	Total Land Value:										84,800

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	7		BRICK	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	2		PLASTER					
Interior Wall 2								
Interior Floor 1	3		HARDWOOD					
Interior Floor 2	4		CARPET	Adj. Base Rate:				95.23
Heat Fuel	1		OIL	Replace Cost				159,224
Heat Type	3		FORCED H/W	AYB				1949
AC Type	01		NONE	EYB				1974
Bedrooms	2			Dep Code				AV
Full Baths	2			Remodel Rating				
Half Baths	0			Year Remodeled				
Extra Fixtures	0			Dep %				43
Total Rooms	4			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				57
Basement Floor	12		CONCRETE	Apprais Val				90,800
Bsmt Garage				Dep % Ovr				0
Units	1			Dep Ovr Comment				
WS Flues				Misc Imp Ovr				0
FBM Quality				Misc Imp Ovr Comment				
Fireplaces	0			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
04	GARAGE/L			L	528	30.48	1970	A		AV	60	9,700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	832		19.00	15,808	
EFP	ENCL PORCH	0	108		28.22	3,047	
FFL	1ST FLOOR	832	832		95.23	79,231	
OPF	OPEN PORCH	0	24		7.94	190	
PAT	PATIO	0	319		4.78	1,524	
TQS	3/4 STORY	624	832		71.42	59,423	
Ttl. Gross Liv/Lease Area:		1,456	2,947	1,672		159,224	

