

Property Location: 96 WESTWOOD AV

Account #524

MAP ID: 15A/ 59/ A/ /

Bldg Name:

State Use: 101

Vision ID: 512

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/14/2017 16:04

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION											
HATCHER SANDRA E LE 87 ELM ST SHREWSBURY, MA 01545 Additional Owners:				1	TYPCL					Description	Code	Appraised Value	Assessed Value												
										RESIDENTL.	101	72,300	72,300												
										RES LAND	101	75,800	75,800												
										RESIDENTL.	101	200	200												
SUPPLEMENTAL DATA																									
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378349_2852299						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																			
Total										148,300				148,300											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
HATCHER SANDRA E LE HATCHER SANDRA E,				12272/ 507 04561/ 0369		04/15/2002 03/14/1978		U	1	1	A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value					
												2017	101	74,800	2016	101	74,000	2015	101	74,000					
												2017	101	73,800	2016	101	71,700	2015	101	71,700					
												2017	101	200	2016	101	200	2015	101	200					
												Total:			148,800			Total:			145,900			Total:	
EXEMPTIONS				OTHER ASSESSMENTS																					
Year	Type	Description		Amount		Code	Description		Number	Amount	Comm. Int.	This signature acknowledges a visit by a Data Collector or Assessor													
Total:																									
ASSESSING NEIGHBORHOOD																									
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch														
0001/A								101			MA														
NOTES																									
WB																									
												Appraised Bldg. Value (Card)						72,300							
												Appraised XF (B) Value (Bldg)						0							
												Appraised OB (L) Value (Bldg)						200							
												Appraised Land Value (Bldg)						75,800							
												Special Land Value						0							
												Total Appraised Parcel Value						148,300							
												Valuation Method:						C							
												Adjustment:						0							
												Net Total Appraised Parcel Value						148,300							
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								
												06/13/2009			317	3	MEAS+INSPCTD								
												04/02/2004			250	22	MAILER SENT								
												03/17/2004			311	2	MEASURED								
												07/29/1991			181	3	MEAS+INSPCTD								
												06/30/1980			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					
																Spec Use	Spec Calc								
1	101	ONE FAM	RC				15,000 SF	5.61	1.0000	5	1.0000	1.00	MA	1.00			TRF2 190	.90	5.05	75,800					
Total Card Land Units:								0.34	AC	Parcel Total Land Area:								0.34	AC	Total Land Value:					75,800

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			
Stories	1.00		1 STORY	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	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		115.94	
Interior Floor 2							
Heat Fuel	3		ELECTRIC	Replace Cost		126,836	
Heat Type	6		ELECTRC BB	AYB		1966	
AC Type	01		NONE	EYB		1974	
Bedrooms	3			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		43	
Total Rooms	5			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				Apprais Val		72,300	
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
01	SHED/MTL			L	80	5.18	1970	F		FR	50	200
SHW	Solar Hot Wate			B	1	1.00	1974	A	1	AV	0	0

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	912		23.14	21,101
FFL	1ST FLOOR	912	912		115.94	105,735

