

Property Location: 270 ALLEN ST
Vision ID: 5793

Account #5875

MAP ID: 85/ 55/ 4/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/16/2017 03:59

CURRENT OWNER

BRACCI ROBERT LE
BRACCI JOHN A
270 ALLEN ST

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_392609_2855472

HBT

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101
101

Appraised Value
56,300
110,500
5,200

Assessed Value
56,300
110,500
5,200

1006
4ST LONGMEADOW, MA

VISION

Total

172,000

172,000

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

BRACCI ROBERT LE
BRACCI,ROBERT
BRACCI ROBERT + CHRISTINE,

16523/ 467
LC-30877
LC002-0545

02/23/2007
12/20/2002
10/08/1982

U
U
U

1
1
1

100
1
0

A
H

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017
2017
2017

101
101
101

56,400
108,500
5,200

2016
2016
2016

101
101
101

55,600
106,100
5,200

2015
2015
2015

101
101
101

55,600
106,100
5,200

Total:

170,100

Total:

166,900

Total:

166,900

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

SUB DIV 892

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

56,300

0

5,200

110,500

0

172,000

C

0

172,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201702283

08/22/2017

91

INSULATION

1,270

0

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

09/15/2005
12/07/1999
04/08/1992
01/07/1981

311
247
131
500

3
3
3
3

MEAS+INSPCTD
MEAS+INSPCTD
MEAS+INSPCTD
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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1
1

101
101

ONE FAM
ONE FAM

RA
RA

40,000
5.48

SF
AC

2.32
7,000.00

1.0000
1.0000

5
0

1.0000
1.0000

1.00
0.70

MA
MA

1.00
1.00

SHP3

TRF2
190

.90
1.00

2.09
4,900.00

83,600
26,900

Total Card Land Units:

6.40

AC

Parcel Total Land Area:

6.4 AC

Total Land Value:

110,500

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	3		MASONRY	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	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	4		CARPET				
Interior Floor 2				Adj. Base Rate:		95.94	
Heat Fuel	1		OIL	Replace Cost		98,726	
Heat Type	1		FORCED H/A	AYB		1880	
AC Type	01		NONE	EYB		1974	
Bedrooms	2			Dep Code		AV	
Full Baths	1			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		56,300	
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
03	GARAGE	OB	Outbuilding	L	200	28.18	1920	F		PR	30	1,500
01	SHED/MTL			L	24	5.18	1965	F		PR	30	0
35	POLE BRN			L	672	9.20	1986	A		AV	60	3,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	576		19.16	11,034
EFP	ENCL PORCH	0	154		28.66	4,413
FFL	1ST FLOOR	576	576		95.94	55,264
HST	HALF STORY	288	576		47.97	27,632
OFF	OPEN PORCH	0	40		9.59	384
Ttl. Gross Liv/Lease Area:		864	1,922	1,029		98,726

