

Property Location: 51 FORBES HILL RD
Vision ID: 6159

Account #6242

MAP ID: 95/ 46A/ 0/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/16/2017 05:26

CURRENT OWNER

CHRISTENSEN DONALD I

51 FORBES HILL RD

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL. RES LAND

Code

101101

Appraised Value

113,100106,000

Assessed Value

113,100106,000

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_393998_2840229

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

Total

219,100

219,100

RECORD OF OWNERSHIP

CHRISTENSEN DONALD I

BK-VOL/PAGE

02673/ 0411

SALE DATE

05/04/1959

q/u

U

v/i

I

SALE PRICE

0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

113,200

103,900

217,100

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

111,900

100,700

212,600

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

111,900

100,700

212,600

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Assessing Neighborhood

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MG

Notes

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

113,100

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

106,000

Special Land Value

0

Total Appraised Parcel Value

219,100

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

219,100

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

Visit/Change History

Date

06/14/2005

02/22/2000

11/22/1999

10/28/1991

10/22/1980

Type

IS

ID

274

247

247

181

500

Cd.

3

14

2

3

3

Purpose/Result

MEAS+INSPCTD

INSPECTED

MEASURED

MEAS+INSPCTD

MEAS+INSPCTD

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RA

D

Front

Depth

Units

29,361 SF

Unit Price

3.03

I. Factor

1.1900

S.A.

7

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MG

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

3.61

Land Value

106,000

Total Card Land Units:

0.67 AC

Parcel Total Land Area:

0.67 AC

Total Land Value:

106,000

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	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	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				
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A				
AC Type	01		NONE				
Bedrooms	4						
Full Baths	1						
Half Baths	1						
Extra Fixtures	0						
Total Rooms	7						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor	12		CONCRETE				
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality							
Fireplaces	0						

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,029		16.84	17,327						
FFL	1ST FLOOR	1,215	1,215		84.11	102,195						
GAR	GARAGE	0	360		33.64	12,112						
OSP	SCRN PORCH	0	150		12.90	1,935						
TQS	3/4 STORY	772	1,029		63.10	64,934						
Ttl. Gross Liv/Lease Area:		1,987	3,783	2,360		198,502						

