

Property Location: 38 BALDWIN ST

Account #645

MAP ID: 16/ 106/ 12/ /

Bldg Name:

State Use: 340

Vision ID: 623

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/14/2017 16:30

CURRENT OWNER

JOHNSON WILLIAM F TR +
SERRA DALE M TR
35 FRASER DR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

COMMERC.

340

126,300

126,300

COMM LAND

340

47,500

47,500

COMMERC.

340

3,600

3,600

Total

177,400

177,400

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

JOHNSON WILLIAM F TR +

03308/ 0588

12/15/1967

U

I

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

340

131,600

2016

340

131,600

2015

340

131,600

2017

340

56,100

2016

340

51,000

2015

340

51,000

2017

340

3,600

2016

340

3,600

2015

340

3,600

Total:

191,300

Total:

186,200

Total:

186,200

EXEMPTIONS

OTHER ASSESSMENTS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

340

IA

NOTES

CALDER OVERHEAD DOOR

JAMES BRIGHT ARCHITECT

PAINTED SIGN

TALBOT HEALTH & WELLNESS

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

126,300

0

3,600

47,500

0

177,400

C

0

177,400

BUILDING PERMIT RECORD

VISIT/CHANGE HISTORY

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

02/05/2017

05/14/2004

07/17/1992

05/02/1981

317

303

107

500

16

2

3

3

FIELDREV CHG

MEASURED

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

S Adj Fact

Adj. Unit Price

Land Value

1

340

OFFICE

IND

7,000

SF

9.68

0.7000

B

1.0000

1.00

IA

1.00

1.00

6.78

47,500

Total Card Land Units:

0.16

AC

Parcel Total Land Area:

0.16

AC

Total Land Value:

47,500

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	43		WAREHOUSE				
Model	94		COMMERCIAL				
Grade	C+		AVG. (+)				
Stories	2.00		2 STORY				
Occupancy	5			MIXED USE			
Exterior Wall 1	8		BRICK VENR	Code	Description		Percentage
Exterior Wall 2	21		CONC BLOCK	340	OFFICE		100
Roof Structure	4		FLAT				
Roof Cover	4		TAR+GRAVEL	COST/MARKET VALUATION			
Interior Wall 1	8		PLYWD PANL	Adj. Base Rate:		35.03	
Interior Wall 2	6		AVERAGE				
Interior Floor 1	5		LINO/VINYL	Replace Cost		173,047	
Interior Floor 2	4		CARPET	AYB		1963	
Heating Fuel	2		GAS	EYB		1990	
Heating Type	1		FORCED H/A	Dep Code		AV	
AC Percent	35			Remodel Rating			
FBM Sqft				Year Remodeled			
Bldg Use	340		OFFICE	Dep %		27	
Total Rooms	0			Functional Obslnc			
Bedrooms	0			External Obslnc			
Full Baths	0			Cost Trend Factor		1	
Half Baths	3			Condition			
Extra Fixtures	0			% Complete			
#Heat Sys	1			Overall % Cond		73	
Frame	1		WOOD	Apprais Val		126,300	
Bath Style	A		AVERAGE	Dep % Ovr		0	
Foundation	6		SLAB	Dep Ovr Comment			
Partitions	T		TYPICAL	Misc Imp Ovr		0	
Wall Height	9			Misc Imp Ovr Comment			
FBM Quality				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
85	PAVING			L	1,000	1.61	1960	A		AV	55	900
03	GARAGE	OB	Outbuilding	L	240	28.18	1950	A		FR	40	2,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
FFL	1ST FLOOR	2,470	2,470		35.03	86,524
SFL	2ND FLOOR	2,470	2,470		35.03	86,524
Ttl. Gross Liv/Lease Area:		4,940	4,940	4,940		173,047

