

Property Location: 89 WOOD AV
Vision ID: 1167

Account #1197

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/06/2018 13:26

CURRENT OWNER

THIBODEAU SUSAN L

89 WOOD AV

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

137,400

Appraised Value

88,200

45,600

3,600

137,400

Assessed Value

88,200

45,600

3,600

137,400

1006

451ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

THIBODEAU SUSAN L

THIBODEAU EDWARD C,

THIBODEAU EDWARD C,

REED STEPHEN F + DOREEN M

CERRI RENO A JR

BK-VOL/PAGE

19695/ 391

14499/ 538

08845/ 0351

07665/ 0442

04143/ 0145

SALE DATE

02/21/2013

09/15/2004

05/31/1994

03/29/1991

06/19/1975

q/u

U

U

U

U

U

v/i

1

1

1

1

1

SALE PRICE

1

100

74,000

95,000

0

V.C.

1H

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

75,500

45,600

4,500

125,600

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

74,300

43,300

4,500

122,100

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

73,300

46,700

4,500

124,500

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MF

NOTES

APPROAISED 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

88,200

0

3,600

45,600

0

137,400

C

0

137,400

BUILDING PERMIT RECORD

Permit ID

214

213

Issue Date

09/01/1990

09/01/1990

Type

MN

MN

Description

Manual Note

Manual Note

Amount

2,500

400

Insp. Date

% Comp.

0

0

Date Comp.

Comments

POOL

SHED

VISIT/CHANGE HISTORY

Date

03/14/2018

10/02/2006

04/22/2004

04/15/2004

01/07/1991

Type

IS

ID

333

250

250

311

107

Cd.

2

22

22

2

15

Purpose/Result

MEASURED

MAILER SENT

MAILER SENT

MEASURED

PERMIT VISIT

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RC

D

Front

Depth

Units

3,725

SF

Unit Price

16.12

I. Factor

0.7600

S.A.

3

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MF

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

12.25

Land Value

45,600

Total Card Land Units:

0.09

AC

Parcel Total Land Area:

0.09

AC

Total Land Value:

45,600

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	264		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	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:		101.53	
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost		125,995	
Heat Type	5		STEAM	AYB		1930	
AC Type	01		NONE	EYB		1988	
Bedrooms	2			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		30	
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		70	
Basement Floor				Apprais Val		88,200	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues	1			Misc Imp Ovr		0	
FBM Quality	3			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	240	28.18	1945	F		FR	50	3,000
02	SHED/FR			L	120	7.48	1988	A		GD	70	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	528		20.38	10,762
FFL	1ST FLOOR	642	642		101.53	65,180
OFP	OPEN PORCH	0	12		8.46	102
SFL	2ND FLOOR	475	475		101.53	48,225
WDK	WOOD DECK	0	120		14.38	1,726
Ttl. Gross Liv/Lease Area:		1,117	1,777	1,241		125,995

