

Property Location: 120 WOOD AV
Vision ID: 1186

Account # 1216

MAP ID: 2/ 87/ 25/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/06/2018 13:31

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT						1006 4ST LONGMEADOW, MA VISION									
LECLAIR RAYMOND A LECLAIR NANCY E 120 WOOD AVENUE EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL								Description		Code		Appraised Value						Assessed Value					
													RESIDENTL.		101		69,200						69,200					
													RES LAND		101		62,200						62,200					
													RESIDENTL.		101		4,300						4,300					
SUPPLEMENTAL DATA												Total						135,700		135,700								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374422_2854683					Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)															
LECLAIR RAYMOND A LECLAIR RAYMOND A, LECLAIR LEONARD +				10793/ 334 08537/ 0111 04554/ 0394		06/03/1999 08/25/1993 02/23/1978		U	1	100 1 0		A A A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value					
													2018	101	63,800		2017	101	64,300		2016	101	63,600					
													2018	101	62,200		2017	101	59,000		2016	101	63,600					
													2018	101	4,300		2017	101	4,300		2016	101	4,300					
													Total:			130,300		Total:		127,600		Total:		131,500				
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 69,200 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 4,300 Appraised Land Value (Bldg) 62,200 Special Land Value 0 Total Appraised Parcel Value 135,700 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 135,700													
Year	Type	Description		Amount		Code	Description		Number	Amount		Comm. Int.																
Total:																												
ASSESSING NEIGHBORHOOD																												
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																	
0001/A								101			MF																	
NOTES																												
FY14 ABT GRANTED-5% FUNC=90% HEAT																												
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								
201502440 113		08/19/2015 05/15/2000		25 7	WINDOWS REMODEL		1,756 3,000		04/22/2016	100 0	04/22/2016		3 REPLACEMENT, NVCC RELOCATE BTHRM		04/22/2016 01/31/2014 07/05/2013 05/04/2004 04/16/2004	01		317 317 317 317 250	15 24 16 14 22	PERMIT VISIT ABATEMENT VI FIELDREV CHG INSPECTED MAILER SENT								
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	101	ONE FAM			RC				8,600	SF	9.51	0.7600	3	1.0000	1.00	MF	1.00			Spec Use	Spec Calc	1.00		7.23	62,200			
Total Card Land Units:										0.20	AC	Parcel Total Land Area:					0.2 AC	Total Land Value:										62,200

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-		AVG. (-)	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	3		MASONRY	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	2		SOFTWOOD	Adj. Base Rate:		101.62	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W				
AC Type	01		NONE	Replace Cost			133,124
Bedrooms	2			AYB			1940
Full Baths	1			EYB			1975
Half Baths	0			Dep Code			AV
Extra Fixtures	0			Remodel Rating			
Total Rooms	5			Year Remodeled			
Bath Style	A		AVERAGE	Dep %			43
Kitchen Style	A		AVERAGE	Functional ObsInc			5
Kitchens	1			External ObsInc			
Extra Kitchens	0			Cost Trend Factor			1
Frame	1		WOOD	Condition			
Basement Floor	12		CONCRETE	% Complete			
Bsmt Garage				Overall % Cond			52
Units	1			Apprais Val			69,200
WS Flues				Dep % Ovr			0
FBM Quality				Dep Ovr Comment			
Fireplaces	0			Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				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	252	28.18	1950	A		AV	60	4,300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,048		20.36	21,340	
EFB	ENCL PORCH	0	156		30.62	4,776	
FFL	1ST FLOOR	1,048	1,048		101.62	106,499	
PAT	PATIO	0	104		4.89	508	
Ttl. Gross Liv/Lease Area:		1,048	2,356	1,310		133,124	

