

Property Location: 5 FAIRVIEW ST
Vision ID: 1589

Account #1624

MAP ID: 25/ 23/ 2/ /

Bldg Name:

State Use: 101

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/06/2018 15:06

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION										
KASUNICK MARY C 5 FAIRVIEW ST EAST LONGMEADOW, MA 01028 Additional Owners:				1	TYPCL					Description	Code	Appraised Value	Assessed Value											
										RESIDENTL.	101	78,900	78,900											
										RES LAND	101	79,100	79,100											
										RESIDENTL.	101	600	600											
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_380014_2853216						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																		
										Total		158,600		158,600										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
KASUNICK MARY C LEAHY,WILLIAM G TORCIA,MICHAEL TRINCERI,ROBERT F STEELE RUTH E,				16606/ 126 11051/ 357 11011/ 088 10928/ 251 02405/ 0561		04/05/2007 12/28/1999 11/23/1999 09/15/1999 08/01/1955		U	I	172,000 72,500 92,000 88,000 0		G	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value			
													2018	101	73,100	2017	101	73,800	2016	101	72,900			
													2018	101	79,100	2017	101	77,200	2016	101	75,000			
													2018	101	600	2017	101	600	2016	101	600			
													Total:			152,800		Total:		151,600		Total:		148,500
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor												
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			MA													
NOTES																								
SUB DIV #852												Appraised Bldg. Value (Card) 78,900												
												Appraised XF (B) Value (Bldg) 0												
												Appraised OB (L) Value (Bldg) 600												
												Appraised Land Value (Bldg) 79,100												
												Special Land Value 0												
												Total Appraised Parcel Value 158,600												
												Valuation Method: C												
												Adjustment: 0												
												Net Total Appraised Parcel Value				158,600								
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			
															10/31/2014				317	2	MEASURED			
															03/25/2004				250	22	MAILER SENT			
															11/06/2003				274	2	MEASURED			
															07/25/1980				500	3	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		
																		Spec Use	Spec Calc					
1	101	ONE FAM		RC				12,528 SF	6.64	1.0000	5	1.0000	0.95	MA	1.00	BCOR				1.00	6.31	79,100		
Total Card Land Units:									0.29		AC	Parcel Total Land Area:					0.29 AC		Total Land Value:					79,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE	#Heat Sys	1		NO
Model	01		RESIDENTIAL	Central Vac	0		
Grade	C		AVERAGE	FBM Sqft	627		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	2			MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			102.80
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			138,467
Heat Type	3		FORCED H/W	AYB			1910
AC Type	03		FULL	EYB			1975
Bedrooms	2			Dep Code			AV
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			43
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			57
Basement Floor	12			Apprais Val			78,900
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	895		20.56	18,401						
EFP	ENCL PORCH	0	148		30.56	4,523						
FFL	1ST FLOOR	853	853		102.80	87,685						
HST	HALF STORY	157	313		51.56	16,139						
UHS	UNFIN HALF STORY	0	313		30.87	9,663						
WDK	WOOD DECK	0	140		14.69	2,056						
Ttl. Gross Liv/Lease Area:		1,010	2,662	1,347		138,467						

