

Property Location: 42 GREENACRE LN  
Vision ID: 1825

Account #1861

MAP ID: 26/ 41/ 22/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/06/2018 16:05

CURRENT OWNER

MORIARTY KAREN A

42 GREENACRE LN

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

202,000

Appraised Value

113,200

83,000

5,800

202,000

Assessed Value

113,200

83,000

5,800

202,000

1006

42ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

MORIARTY KAREN A

BK-VOL/PAGE

05646/ 0428

SALE DATE

07/06/1984

q/u

U

v/i

I

SALE PRICE

63,500

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

113,500

83,000

5,200

201,700

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

112,000

81,100

5,200

198,300

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

110,900

78,700

5,200

194,800

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

ASSESSING NEIGHBORHOOD

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

113,200

0

5,800

83,000

0

202,000

C

0

202,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201502235

07/28/2015

91

INSULATION

1,055

0

215

07/14/2010

12

REROOF

5,548

0

237

01/01/1986

MN

Manual Note

0

0

ADDITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/22/2018

333

3

MEAS+INSPCTD

12/03/2010

317

15

PERMIT VISIT

03/23/2004

250

22

MAILER SENT

10/21/2001

274

2

MEASURED

04/01/1992

131

2

MEASURED

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

11,840

SF

7.01

1.0000

5

1.0000

1.00

MA

1.00

1.00

7.01

83,000

Total Card Land Units:

0.27

AC

Parcel Total Land Area:

0.27

AC

Total Land Value:

83,000

| 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          | 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    | 4    |     | CARPET        | Adj. Base Rate:                 |             | 103.57  |             |
| Interior Floor 2    | 3    |     | HARDWOOD      |                                 |             |         |             |
| Heat Fuel           | 2    |     | GAS           |                                 |             |         |             |
| Heat Type           | 1    |     | FORCED H/A    | Replace Cost                    |             | 179,696 |             |
| AC Type             | 01   |     | NONE          | AYB                             |             | 1948    |             |
| Bedrooms            | 2    |     |               | EYB                             |             | 1981    |             |
| Full Baths          | 2    |     |               | Dep Code                        |             | AG      |             |
| Half Baths          | 0    |     |               | Remodel Rating                  |             |         |             |
| Extra Fixtures      | 0    |     |               | Year Remodeled                  |             |         |             |
| Total Rooms         | 5    |     |               | Dep %                           |             | 37      |             |
| Bath Style          | A    |     | AVERAGE       | Functional ObsInc               |             |         |             |
| Kitchen Style       | A    |     | AVERAGE       | External ObsInc                 |             |         |             |
| Kitchens            | 1    |     |               | Cost Trend Factor               |             | 1       |             |
| Extra Kitchens      | 0    |     |               | Condition                       |             |         |             |
| Frame               | 1    |     | WOOD          | % Complete                      |             |         |             |
| Basement Floor      | 12   |     | CONCRETE      | Overall % Cond                  |             | 63      |             |
| Bsmt Garage         |      |     |               | Apprais Val                     |             | 113,200 |             |
| Units               | 1    |     |               | Dep % Ovr                       |             | 0       |             |
| WS Flues            |      |     |               | Dep Ovr Comment                 |             |         |             |
| FBM Quality         |      |     |               | Misc Imp Ovr                    |             | 0       |             |
| Fireplaces          | 1    |     |               | 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   | 308   | 28.18      | 1948 | A   |       | AV  | 60   | 5,200     |
| 19                                                             | PATIO       |     |              | L   | 176   | 5.75       | 1990 | A   |       | AV  | 60   | 600       |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |
| BMT                               | BASEMENT    | 0           | 912        |           | 20.67     | 18,850          |  |
| EFP                               | ENCL PORCH  | 0           | 96         |           | 31.29     | 3,004           |  |
| FFL                               | 1ST FLOOR   | 912         | 912        |           | 103.57    | 94,457          |  |
| HST                               | HALF STORY  | 144         | 288        |           | 51.79     | 14,914          |  |
| TQS                               | 3/4 STORY   | 468         | 624        |           | 77.68     | 48,471          |  |

|                            |  |       |       |       |  |         |  |
|----------------------------|--|-------|-------|-------|--|---------|--|
| Ttl. Gross Liv/Lease Area: |  | 1,524 | 2,832 | 1,735 |  | 179,696 |  |
|----------------------------|--|-------|-------|-------|--|---------|--|

|    |                   |    |
|----|-------------------|----|
| 12 |                   |    |
| 8  | EFP               | 8  |
| 12 |                   |    |
|    |                   | 26 |
| 24 | HST<br>FFL<br>BMT | 24 |
|    |                   | 26 |
| 12 |                   |    |
|    |                   | 26 |

