

Property Location: 79 THOMPkins AV
Vision ID: 185

Account #189

Bldg Name:

State Use: 101

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/06/2018 09:36

CURRENT OWNER

TORCIA REBECCA N

79 THOMPkins AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

228,800

228,800

RES LAND

101

84,400

84,400

RESIDENTL.

101

500

500

Total

313,700

313,700

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

TORCIA REBECCA N

17882/ 187

07/09/2009

U

V

58,500

A

TORCIA,MICHAEL A

17496/ 246

10/03/2008

U

I

58,500

U

MCMAHON,WILLIAM J

16922/ 60

09/14/2007

U

I

160,000

G

HAMLIN,BRETT E

12249/ 213

03/08/2002

U

I

0

G

BYRNE JOHN F JR + SALLYDELL B,

03839/ 0255

09/04/1973

U

I

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

101

211,800

2017

101

205,400

2016

101

203,300

2018

101

84,400

2017

101

82,300

2016

101

80,000

Total:

296,200

Total:

287,700

Total:

283,300

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

FY2010 SUB DIV #1043 (BOOK PLANS BK 349

P78) ADDITINAL SF TAKEN FROM 12B-44-23

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

183

08/07/2009

2

DWELLING

105,000

0

OC 11/6/2009 24' X 36'

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

04/18/2018

333

3

MEAS+INSPCTD

11/06/2009

400

3

MEAS+INSPCTD

05/12/1980

500

14

INSPECTED

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

15,745

SF

5.36

1.0000

5

1.0000

1.00

MA

1.00

1.00

5.36

84,400

Total Card Land Units:

0.36

AC

Parcel Total Land Area:

0.36

AC

Total Land Value:

84,400

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			109.73
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			243,384
AC Type	03		FULL	AYB			2009
Bedrooms	3			EYB			2012
Full Baths	2			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	1			Year Remodeled			
Total Rooms	6			Dep %			6
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond			94
Bsmt Garage				Apprais Val			228,800
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			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	816		21.92	17,886						
FFL	1ST FLOOR	816	816		109.73	89,541						
GAR	GARAGE	0	480		43.89	21,068						
OFP	OPEN PORCH	0	24		9.14	219						
SFL	2ND FLOOR	1,008	1,008		109.73	110,609						
WDK	WOOD DECK	0	264		15.38	4,060						
Ttl. Gross Liv/Lease Area:		1,824	3,408	2,218		243,384						

