

Property Location: 51 PROSPECT ST
Vision ID: 1953

Account #1989

MAP ID: 27/ 154A/ A/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 340

Print Date: 12/06/2018 16:35

CURRENT OWNER

SOCHA PROPERTY MANAGEMENT L

15 HIGH PINE CR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_381078_2849781

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

CURRENT ASSESSMENT

Description

COMMERC.

COMM LAND

COMMERC.

340

340

340

Code

340

340

340

Appraised Value

132,100

113,700

5,300

Assessed Value

132,100

113,700

5,300

Total

251,100

251,100

1006

4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

SOCHA PROPERTY MANAGEMENT LLC

STEVENS FREDERIC A,

BK-VOL/PAGE

14167/ 50

04822/ 0209

SALE DATE

05/12/2004

08/30/1979

q/u

U

U

v/i

1

1

SALE PRICE

220,000

0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

340

340

340

Assessed Value

132,100

113,700

5,300

Yr.

2017

2017

2017

Total:

Code

340

340

340

Assessed Value

128,900

120,900

4,600

Yr.

2016

2016

2016

Total:

Code

340

340

340

Assessed Value

125,300

110,100

4,600

Total:

254,400

240,000

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

340

Batch

BG

NOTES

CABELO SALON 1ST FLOOR

SCHALER PHOTOGRAPHY

LONGEVITY MASSAGE & SKIN CARE

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

132,100

0

5,300

113,700

0

251,100

C

0

251,100

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201802713

10/22/2018

25

WINDOWS

7,000

0

15 WINDOWS & SIDING

225

10/23/1997

19

CANOPY

300

0

CANOPY

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

06/21/2017

317

15

PERMIT VISIT

01/25/2008

317

3

MEAS+INSPCTD

05/25/2004

303

3

MEAS+INSPCTD

01/16/1998

181

15

PERMIT VISIT

10/10/1992

107

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

1

340

OFFICE

RC

10,000

SF

7.29

1.5600

D

1.0000

1.00

BA

1.00

1.00

11.37

113,700

Total Card Land Units:

0.23

AC

Parcel Total Land Area:

0.23

AC

Total Land Value:

113,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	71		OFFICE				
Model	94		COMMERCIAL				
Grade	C-		AVG. (-)				
Stories	1.75		1 3/4 STORIES				
Occupancy	4			MIXED USE			
Exterior Wall 1	19		TEX 111	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	340	OFFICE		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:			76.48
Interior Floor 1	4		CARPET				
Interior Floor 2	3		HARDWOOD				
Heating Fuel	3		ELECTRIC	Replace Cost			200,144
Heating Type	6		ELECTRC BB	AYB			1979
AC Percent	0			EYB			1984
FBM Sqft	1456			Dep Code			AV
Bldg Use	340		OFFICE	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %			34
Full Baths	0			Functional Obslnc			
Half Baths	2			External Obslnc			
Extra Fixtures	2			Cost Trend Factor			1
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond			66
Foundation	1		CONCRETE	Apprais Val			132,100
Partitions	T		TYPICAL	Dep % Ovr			0
Wall Height	12			Dep Ovr Comment			
FBM Quality				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
85	PAVING			L	4,550	1.61	1980	A		AV	55	4,000
41	IMP SHD			L	56	6.90	1997	F		FR	40	100
84	SIGN-ILU			L	44	40.25	2017	A		GD	70	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,456		15.29	22,255	
FFL	1ST FLOOR	1,456	1,456		76.48	111,353	
OPF	OPEN PORCH	0	80		7.65	612	
TQS	3/4 STORY	858	1,144		57.36	65,618	
WDK	WOOD DECK	0	32		9.56	306	
Ttl. Gross Liv/Lease Area:		2,314	4,168	2,617		200,144	

