

Property Location: 39 BOND AV
Vision ID: 2181

Account #2218

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/06/2018 17:27

CURRENT OWNER

MCCLEERY HARRY J

39 BOND AVE

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

179,500

Appraised Value

94,300

75,100

10,100

179,500

Assessed Value

94,300

75,100

10,100

179,500

1006

45T LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

MCCLEERY HARRY J

VERATTI THOMAS E + KATHLE

CELLA

BK-VOL/PAGE

09031/ 0220

06960/ 0527

03020/ 0417

SALE DATE

12/30/1994

09/09/1988

04/09/1964

q/u

U

U

U

v/i

1

1

1

SALE PRICE

75,000

170,000

0

V.C.

G

J

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

86,800

75,100

10,100

172,000

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

87,400

73,300

10,100

170,800

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

86,500

71,100

10,100

167,700

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

86,800

75,100

10,100

172,000

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

87,400

73,300

10,100

170,800

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

86,500

71,100

10,100

167,700

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

94 SALE INCLS 28A-12-39 28A-16-23

Signature

This signature acknowledges a visit by a Data Collector or Assessor

Appraised Value Summary

Appraised Bldg. Value (Card)

94,300

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

10,100

Appraised Land Value (Bldg)

75,100

Special Land Value

0

Total Appraised Parcel Value

179,500

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

179,500

BUILDING PERMIT RECORD

Permit ID

120

Issue Date

01/01/1984

Type

MN

Description

Manual Note

Amount

0

Insp. Date

% Comp.

0

Date Comp.

Comments

GAR 22X20

Visit/Change History

Date

03/15/2018

05/03/2004

04/02/2004

03/12/2004

08/14/1992

Type

IS

ID

333

317

250

311

131

Cd.

3

14

22

2

2

Purpose/Result

MEAS+INSPCTD

INSPECTED

MAILER SENT

MEASURED

MEASURED

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

COM

D

Front

Depth

Units

13,000

SF

Unit Price

6.42

I. Factor

1.0000

S.A.

5

Acre Disc

1.0000

C. Factor

0.90

ST. Idx

MA

Adj.

1.00

Notes- Adj

CLOC

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

5.78

Land Value

75,100

Total Card Land Units:

0.30

AC

Parcel Total Land Area:

0.3

AC

Total Land Value:

75,100

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		AVERAGE	FBM Sqft	787		
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	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	8		PLYWD PANL				
Interior Floor 1	3		HARDWOOD				
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A				
AC Type	01		NONE				
Bedrooms	2						
Full Baths	2						
Half Baths	0						
Extra Fixtures	1						
Total Rooms	6						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor	4		CARPET				
Bsmt Garage							
Units	1						
WS Flues	1						
FBM Quality	3						
Fireplaces	0						
				Replace Cost		165,518	
				AYB		1964	
				EYB		1975	
				Dep Code		AV	
				Remodel Rating			
				Year Remodeled			
				Dep %		43	
				Functional ObsInc			
				External ObsInc			
				Cost Trend Factor		1	
				Condition			
				% Complete			
				Overall % Cond		57	
				Apprais Val		94,300	
				Dep % Ovr		0	
				Dep Ovr Comment			
				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
02	SHED/FR			L	72	7.48	1970	A		AV	60	300
02	SHED/FR			L	64	7.48	1965	A		AV	60	300
03	GARAGE	OB	Outbuilding	L	484	28.18	1984	A		GD	70	9,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	984		25.39	24,986	
EFP	ENCL PORCH	0	288		37.87	10,908	
FFL	1ST FLOOR	984	984		126.83	124,804	
OFF	OPEN PORCH	0	68		13.06	888	
WDK	WOOD DECK	0	224		17.55	3,932	
Ttl. Gross Liv/Lease Area:		984	2,548	1,305		165,518	

