

Property Location: 28 COOLEY AV
Vision ID: 3424

Account #3479

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/07/2018 11:37

CURRENT OWNER

BROWN THOMAS J III

28 COOLEY AV

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

220,000

Appraised Value

133,600

84,300

2,100

220,000

Assessed Value

133,600

84,300

2,100

220,000

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BROWN THOMAS J III

BROWN THOMAS J III

NAGLIERI JAMES W + MARA

BK-VOL/PAGE

21469/ 351

07646/ 0362

04798/ 0252

SALE DATE

12/01/2016

02/27/1991

07/18/1979

q/u

U

U

U

v/i

1

1

1

SALE PRICE

134,000

0

V.C.

1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

120,300

84,300

3,100

207,700

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

119,300

82,300

3,100

204,700

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

118,000

79,900

3,100

201,000

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

OTHER ASSESSMENTS

This signature acknowledges a visit by a Data Collector or Assessor

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

133,600

0

2,100

84,300

0

220,000

C

0

220,000

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

BUILDING PERMIT RECORD

Permit ID

201303146

106

359

Issue Date

12/12/2013

05/05/2000

01/01/1986

Type

91

11

MN

Description

INSULATION

POOL

Manual Note

Amount

1,000

7,500

0

Insp. Date

% Comp.

100

0

0

Date Comp.

05/01/2014

Comments

ADDITION

VISIT/CHANGE HISTORY

Date

03/22/2018

03/30/2004

01/15/2001

08/28/1990

05/17/1980

Type

IS

ID

333

319

247

131

500

Cd.

2

3

15

12

1

Purpose/Result

MEASURED

MEAS+INSPCTD

PERMIT VISIT

MEAS DENIED

LEFT NOTICE

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RB

D

Front

Depth

Units

15,702

SF

Unit Price

5.37

I. Factor

1.0000

S.A.

5

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MA

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

5.37

Land Value

84,300

Total Card Land Units:

0.36

AC

Parcel Total Land Area:

0.36

AC

Total Land Value:

84,300

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	672		
Stories	1.00		1 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	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		115.53	
Interior Floor 2							
Heat Fuel	3		ELECTRIC	Replace Cost		180,579	
Heat Type	6		ELECTRC BB	AYB		1974	
AC Type	03		FULL	EYB		1992	
Bedrooms	3			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		26	
Total Rooms	6			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		74	
Basement Floor				Apprais Val		133,600	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	1			Misc Imp Ovr Comment			
Fireplaces	1			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
08	POOL A-O			L	30	69.00	2000	A		AV	60	1,200
02	SHED/FR			L	192	7.48	2000	A		AV	60	900
					</							

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	960		23.11	22,182	
FFL	1ST FLOOR	1,216	1,216		115.53	140,489	
GAR	GARAGE	0	276		46.05	12,709	
WDK	WOOD DECK	0	320		16.25	5,199	
Ttl. Gross Liv/Lease Area:		1,216	2,772	1,563		180,579	

