Property Location: 641 PROSPECT ST | MAP ID: 44/ 7/ 0/ / | Bldg Name: | State Use: 101

Vision ID: 3651 | Account # 3712 | Bldg #: 1 of 1 | Sec #: 1 of 1 | Card 1 of 1 | Print Date: 12/07/2018 12:30

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
TRANGHESE CARLO F JR		1 TYPCL		
TRANGHESE DONNAE E				
641 PROSPECT ST				
EAST LONGMEADOW, MA 01028				
Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_385670_2840059	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	133,100	133,100
RES LAND	101	94,600	94,600
RESIDNTL.	101	7,800	7,800
Total		235,500	235,500

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
TRANGHESE CARLO F JR	04400/ 0273	03/28/1977	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	101	122,900	2017	101	120,600	2016	101	119,300
2018	101	94,600	2017	101	93,000	2016	101	89,900
2018	101	7,800	2017	101	7,800	2016	101	7,800
	Total:	225,300		Total:	221,400		Total:	217,000

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MG

NOTES

EST

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	133,100
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	7,800
Appraised Land Value (Bldg)	94,600
Special Land Value	0
Total Appraised Parcel Value	235,500
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**235,500**

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
09/07/2012			317	2	MEASURED
09/18/2002			274	3	MEAS+INSPCTD
06/16/1992			131	1	LEFT NOTICE
09/17/1980			500	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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RAA				27,500	SF	3.21	1.1900	7	1.0000	1.00	MG	1.00			TRF1 .90	.90	3.44	94,600

Total Card Land Units: 0.63 AC | Parcel Total Land Area: 0.63 AC | Total Land Value: 94,600

Property Location: 641 PROSPECT ST **MAP ID:** 44/ 7/ 0/ / **Bldg Name:** **State Use:** 101

Vision ID: 3651 **Account #**3712 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/07/2018 12:30

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	05		CAPE
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.75		1 3/4 STORIES
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	1		DRYWALL
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2			
Heat Fuel	1		OIL
Heat Type	3		FORCED H/W
AC Type	01		NONE
Bedrooms	4		
Full Baths	2		
Half Baths	0		
Extra Fixtures	0		
Total Rooms	7		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality	1		
Fireplaces	0		

CONSTRUCTION DETAIL (CONTINUED)

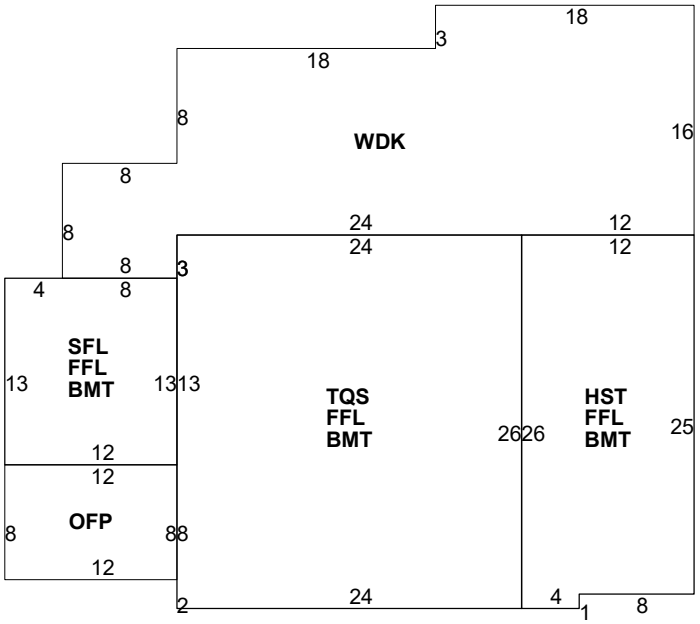
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft	542		
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	97.44
Replace Cost	211,344
AYB	1950
EYB	1981
Dep Code	AG
Remodel Rating	
Year Remodeled	
Dep %	37
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	63
Apprais Val	133,100
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	96	7.48	1980	A		AV	60	400
03	GARAGE	OB	Outbuilding	L	440	28.18	1950	A		AV	60	7,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,084		19.51	21,144
FFL	1ST FLOOR	1,084	1,084		97.44	105,623
HST	HALF STORY	152	304		48.72	14,811
OFP	OPEN PORCH	0	96		10.15	974
SFL	2ND FLOOR	156	156		97.44	15,200
TQS	3/4 STORY	468	624		73.08	45,601
WDK	WOOD DECK	0	586		13.63	7,990
	Ttl. Gross Liv/Lease Area:	1,860	3,934	2,169		211,344