Property Location: 77 RIDGE RD | **MAP ID:** 47/ 41/ 70/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 3737 | **Account #** 3801 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/07/2018 12:49

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
GAUDET MICHAEL P GAUDET ALEXANDRA M 77 RIDGE RD EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

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_385332_2855165	*ASSOC PID#*

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	247,900	247,900
RES LAND	101	103,000	103,000
RESIDNTL.	101	17,400	17,400
		Total	368,300	368,300

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
GAUDET MICHAEL P	21920/ 21	10/27/2017	U	I	297,000	1A
PLACZEK DAVID S	18991/ 228	11/09/2011	U	I	326,000	
TAFT MILLENS W JR TRUSTEE,	18569/ 66	11/24/2010	U	I	1	A
TAFT MILLENS W JR,	13914/ 530	01/20/2004	U	I	1	A
TAFT CHARLOTTE T,	07913/ 0211	01/21/1992	U	I	1	A
TAFT MILLENS W JR +	02612/ 0073	06/11/1958	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	101	216,000	2017	101	210,900	2016	101	208,500
2018	101	103,000	2017	101	101,000	2016	101	97,900
2018	101	17,400	2017	101	17,400	2016	101	17,400
	Total:	336,400		*Total:*	329,300		*Total:*	323,800

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

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	247,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	17,400
Appraised Land Value (Bldg)	103,000
Special Land Value	0
Total Appraised Parcel Value	368,300
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	368,300

ASSESSING NEIGHBORHOOD

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

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201701843	06/15/2017	7	REMODEL	25,000	02/28/2018	100	02/28/2018	KITCHEN

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
02/28/2018			333	15	PERMIT VISIT
12/30/2011			317	14	INSPECTED
10/28/2011			317	2	MEASURED
09/04/2002			274	3	MEAS+INSPCTD
02/13/1992			105	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	RA				22,444	SF	3.86	1.1900	7	1.0000	1.00	MG	1.00				1.00	4.59	103,000

Total Card Land Units: 0.52 AC | **Parcel Total Land Area:** 0.52 AC | **Total Land Value:** 103,000

Property Location: 77 RIDGE RD **MAP ID:** 47/ 41/ 70/ / **Bldg Name:** **State Use:** 101

Vision ID: 3737 **Account #**3801 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/07/2018 12:49

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	06		COLONIAL
Model	01		RESIDENTIAL
Grade	C+		AVG. (+)
Stories	2.00		2 STORY
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
Exterior Wall 2	8		BRICK VENR
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	2		PLASTER
Interior Wall 2	4		SOLID WOOD
Interior Floor 1	3		HARDWOOD
Interior Floor 2			
Heat Fuel	1		OIL
Heat Type	1		FORCED H/A
AC Type	03		FULL
Bedrooms	5		
Full Baths	2		
Half Baths	1		
Extra Fixtures	0		
Total Rooms	9		
Bath Style	A		AVERAGE
Kitchen Style	G		GOOD
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

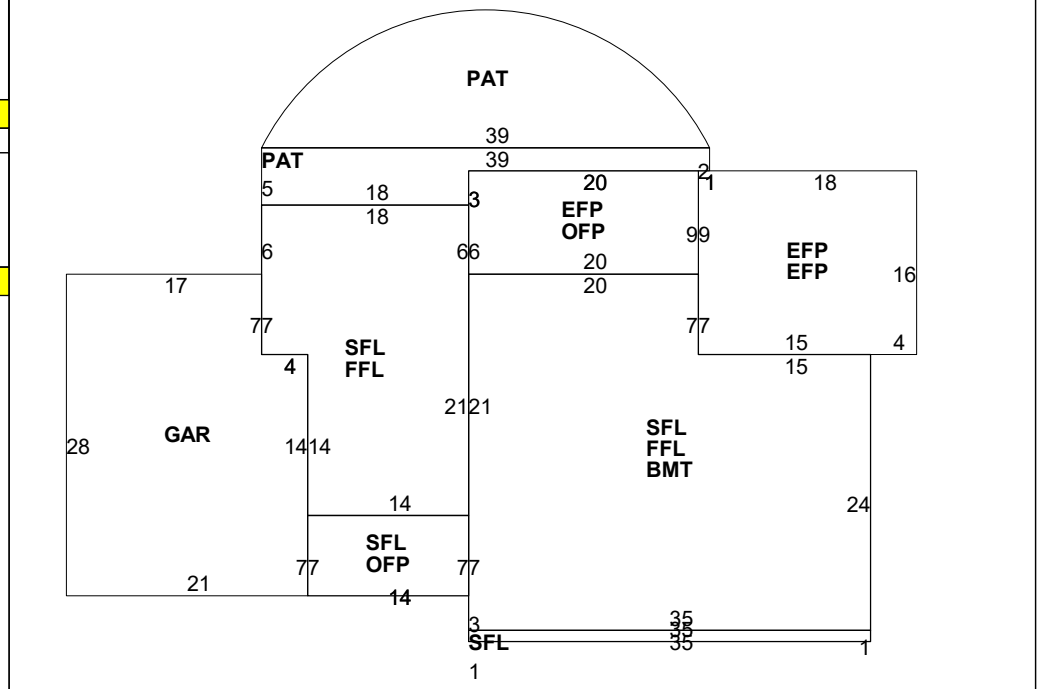
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	87.96
Replace Cost	321,933
AYB	1958
EYB	1995
Dep Code	GV
Remodel Rating	03
Year Remodeled	2017
Dep %	23
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	77
Apprais Val	247,900
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
11	POOL I-V	OB	Outbuilding	L	1,000	29.00	1968	A		AV	60	17,400

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	980		17.59	17,240
EFP	ENCL PORCH	0	788		26.34	20,759
FFL	1ST FLOOR	1,410	1,410		87.96	124,023
GAR	GARAGE	0	560		35.18	19,703
OFP	OPEN PORCH	0	278		8.86	2,463
PAT	PATIO	0	466		4.34	2,023
SFL	2ND FLOOR	1,543	1,543		87.96	135,722
	Ttl. Gross Liv/Lease Area:	2,953	6,025	3,660		321,933