

Property Location: 71 RIDGE RD
Vision ID: 3738

Account #3802

MAP ID: 47/ 42/ 71/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/07/2018 12:49

CURRENT OWNER

TURNER JOHN S + SANDRA L

71 RIDGE RD

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

319,400

Appraised Value

206,300

104,000

9,100

319,400

Assessed Value

206,300

104,000

9,100

319,400

1006

4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

TURNER JOHN S + SANDRA L

TURNER JOHN S,

BK-VOL/PAGE

19488/ 455

05009/ 0076

SALE DATE

10/10/2012

10/09/1980

q/u

U

U

v/i

1

1

SALE PRICE

1

0

V.C.

1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

190,600

104,000

9,100

303,700

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

186,500

101,800

9,100

297,400

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

184,500

98,500

9,100

292,100

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

190,600

104,000

9,100

303,700

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

186,500

101,800

9,100

297,400

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

184,500

98,500

9,100

292,100

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MG

NOTES

98 PERMIT ADDED FULL BATH & BDROOM OVER FFL

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

206,300

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

9,100

Appraised Land Value (Bldg)

104,000

Special Land Value

0

Total Appraised Parcel Value

319,400

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

319,400

BUILDING PERMIT RECORD

Permit ID

83

91

229

Issue Date

04/27/2009

05/21/1998

01/01/1985

Type

10

4

MN

Description

SHED

ADDITION

Manual Note

Amount

3,000

30,000

0

Insp. Date

% Comp.

0

0

0

Date Comp.

Comments

10 X 16

POOL

VISIT/CHANGE HISTORY

Date

01/20/2012

11/16/2011

01/08/2010

09/04/2002

02/11/1999

Type

IS

ID

317

317

317

274

247

Cd.

16

2

15

3

15

Purpose/Result

FIELDREV CHG

MEASURED

PERMIT VISIT

MEAS+INSPCTD

PERMIT VISIT

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RA

D

Front

Depth

Units

24,637

SF

Unit Price

3.55

I. Factor

1.1900

S.A.

7

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MG

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

4.22

Land Value

104,000

Total Card Land Units:

0.57

AC

Parcel Total Land Area:

0.57

AC

Total Land Value:

104,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.50		1 1/2 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			98.92
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			294,685
Heat Type	3		FORCED H/W	AYB			1949
AC Type	01		NONE	EYB			1988
Bedrooms	3			Dep Code			GD
Full Baths	3			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	1			Dep %			30
Total Rooms	7			Functional ObsInc			
Bath Style	G		GOOD	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			70
Basement Floor	12		CONCRETE	Apprais Val			206,300
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				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
11	POOL I-V	OB	Outbuilding	L	408	29.00	1985	A		GD	70	8,300
02	SHED/FR			L	160	7.48	2009	A		GD	70	800

BUILDING SUB-AREA SUMMARY SECTION

<i>Code</i>	<i>Description</i>	<i>Living Area</i>	<i>Gross Area</i>	<i>Eff. Area</i>	<i>Unit Cost</i>	<i>Undeprec. Value</i>
BMT	BASEMENT	0	1,173		19.82	23,246
FFL	1ST FLOOR	1,533	1,533		98.92	151,646
GAR	GARAGE	0	380		39.57	15,036
HST	HALF STORY	587	1,173		49.50	58,067
SFL	2ND FLOOR	360	360		98.92	35,611
UAT	UNFIN ATTC	0	380		19.78	7,518
WDK	WOOD DECK	0	260		13.70	3,561

	<i>Ttl. Gross Liv/Lease Area:</i>	2,480	5,259	2,979	294,685

