

Property Location: 97 WESTWOOD AV

MAP ID: 15A/ 39/ 344/ /

Bldg Name:

State Use: 101

Vision ID: 497

Account #508

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/06/2018 10:49

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT						1006 4ST LONGMEADOW, MA VISION					
BOULANGER NICOLE M 97 WESTWOOD AVENUE EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL								Description		Code		Appraised Value					Assessed Value		
													RESIDENTL.		101		113,700					113,700		
													RES LAND		101		73,200					73,200		
													RESIDENTL.		101		400		400					
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378175_2852400								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																
Total														187,300		187,300								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
BOULANGER NICOLE M BOSAK,MICHAEL G AVEYARD,ANTHONY P R I WATERMAN PROPERTIES INC, FISHBEIN,GRAYCE S				15349/ 456 13891/ 488 11557/ 06 11550/ 447 03365/ 0581		09/09/2005 01/09/2004 03/27/2001 03/22/2001 09/16/1968		U	I	220,000 169,000 64,000 50,000 0		S L	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2018	101	104,800		2017	101	103,700		2016	101	102,600	
													2018	101	73,200		2017	101	71,500		2016	101	69,400	
													2018	101	500		2017	101	500		2016	101	500	
													Total:			178,500		Total:		175,700		Total:		172,500
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)113,700 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)400 Appraised Land Value (Bldg)73,200 Special Land Value0 Total Appraised Parcel Value187,300 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value187,300									
Year	Type	Description		Amount	Code	Description		Number	Amount	Comm. Int.														
Total:																								
ASSESSING NEIGHBORHOOD																								
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch													
0001/A								101			MA													
NOTES																								
BUILDING PERMIT RECORD												VISIT/CHANGE HISTORY												
Permit ID	Issue Date	Type	Description		Amount	Insp. Date	% Comp.	Date Comp.	Comments			Date	Type	IS	ID	Cd.	Purpose/Result							
77	04/22/2009	9	ALTERATION		30,000		0		ROOF, SIDING, WINDOW			03/23/2018			333	3	MEAS+INSPCTD							
184	06/01/1987	MN	Manual Note		180		0		SHED			12/03/2009			317	15	PERMIT VISIT							
166	01/01/1986	MN	Manual Note		0		0		ADDITION			04/12/2004			319	14	INSPECTED							
												03/24/2004			AO	22	MAILER SENT							
												03/15/2004			311	2	MEASURED							
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		S Adj Fact	Adj. Unit Price	Land Value		
																		Spec Use	Spec Calc					
1	101	ONE FAM		RC				7,000 SF	11.61	1.0000	5	1.0000	1.00	MA	1.00				TRF2 190	.90	10.45	73,200		
Total Card Land Units:									0.16	AC	Parcel Total Land Area:0.16 AC						Total Land Value:						73,200	

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		AVERAGE	FBM Sqft			
Stories	1.50		1 1/2 STORIES	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			114.34
Interior Floor 2	5		LINO/VINYL				
Heat Fuel	2		GAS	Replace Cost			162,361
Heat Type	1		FORCED H/A	AYB			1968
AC Type	01		NONE	EYB			1988
Bedrooms	4			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			30
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			70
Basement Floor	12		CONCRETE	Apprais Val			113,700
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	0			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	1987	A		AV	60	400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	768		22.93	17,608	
FFL	1ST FLOOR	868	868		114.34	99,246	
HST	HALF STORY	384	768		57.17	43,906	
WDK	WOOD DECK	0	100		16.01	1,601	
Ttl. Gross Liv/Lease Area:		1,252	2,504	1,420		162,361	

