

Property Location: 439 CHESTNUT ST

Account #5086

MAP ID: 7/ 13/ 5/ /

Bldg Name:

State Use: 101

Vision ID: 5009

1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/07/2018 18:09

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION																									
GALLAGHER TIMOTHY M GALLAGHER VICTORIA 439 CHESTNUT ST EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL								Description		Code						Appraised Value		Assessed Value																			
													RESIDENTL.		101						104,200		104,200																			
													RES LAND		101						75,600		75,600																			
													RESIDENTL.		101						200		200																			
SUPPLEMENTAL DATA												Total		180,000		180,000																										
RECORD OF OWNERSHIP					BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																									
GALLAGHER TIMOTHY M O'HARA					23706/ LC LC001-6851		06/08/1988 11/26/1974		U U		1 1		147,500 0				Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value									
																	2018		101		96,200		2017		101		98,200		2016		101		97,100									
																	2018		101		75,600		2017		101		73,800		2016		101		71,700									
																	2018		101		200		2017		101		200		2016		101		200									
Total:												172,000		Total:		172,200		Total:		169,000																						
EXEMPTIONS					OTHER ASSESSMENTS												This signature acknowledges a visit by a Data Collector or Assessor																									
Year		Type		Description		Amount		Code		Description		Number		Amount		Comm. Int.																										
Total:																																										
ASSESSING NEIGHBORHOOD																	APPRAISED VALUE SUMMARY																									
NBHD/ SUB			NBHD Name			Street Index Name			Tracing			Batch																														
0001/A									101			MA																														
NOTES																																										
																	Total Appraised Parcel Value								180,000																	
																	Valuation Method:								C																	
																	Adjustment:								0																	
																	Net Total Appraised Parcel Value								180,000																	
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														
296		10/01/1992		MN		Manual Note		27,000				0				ADDITION		12/18/2015						317		2		MEASURED														
76		01/01/1984		MN		Manual Note		0				0				POOL		05/28/2004						319		14		INSPECTED														
		01/01/1981		MN		Manual Note		4,435				0				SOLAR		04/06/2004						250		22		MAILER SENT														
																		03/29/2004						319		2		MEASURED														
																		03/01/1993						131		15		PERMIT VISIT														
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		RB								15,030		SF		5.59		1.0000		5		1.0000		1.00		MA		1.00				TRF2 190		.90		5.03		75,600		
Total Card Land Units:																	0.35		AC		Parcel Total Land Area:					0.35 AC					Total Land Value:										75,600	

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	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				Adj. Base Rate:				105.82
Interior Floor 1	3		HARDWOOD	Replace Cost				182,865
Interior Floor 2	4		CARPET	AYB				1965
Heat Fuel	2		GAS	EYB				1975
Heat Type	1		FORCED H/A	Dep Code				AV
AC Type	03		FULL	Remodel Rating				
Bedrooms	4			Year Remodeled				
Full Baths	1			Dep %				43
Half Baths	1			Functional ObsInc				
Extra Fixtures	0			External ObsInc				
Total Rooms	7			Cost Trend Factor				1
Bath Style	A		AVERAGE	Condition				
Kitchen Style	A		AVERAGE	% Complete				
Kitchens	1			Overall % Cond				57
Extra Kitchens	0			Apprais Val				104,200
Frame	1		WOOD	Dep % Ovr				0
Basement Floor	12		CONCRETE	Dep Ovr Comment				
Bsmt Garage				Misc Imp Ovr				0
Units	1			Misc Imp Ovr Comment				
WS Flues	1			Cost to Cure Ovr				0
FBM Quality				Cost to Cure Ovr Comment				
Fireplaces	0							

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area	Eff. Area	Unit Cost		Undeprec. Value		
BMT	BASEMENT			0		816		21.14		17,249		
FFL	1ST FLOOR			984		984		105.82		104,132		
GAR	GARAGE			0		369		42.44		15,662		
HST	HALF STORY			408		816		52.91		43,176		
OPF	OPEN PORCH			0		9		11.76		106		
WDK	WOOD DECK			0		168		15.12		2,540		

Ttl. Gross Liv/Lease Area:				1,392	3,162	1,728	182,865
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