

Property Location: 267 PARKER ST
Vision ID: 5392

Account #5470

MAP ID: 76/ 25/ 0/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/10/2018 09:47

CURRENT OWNER

MARADA LLC

60 STONEHILL RD

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_391779_2849014

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101

Appraised Value
96,400
98,100
500

Assessed Value
96,400
98,100
500

Total

195,000

195,000

1006

451 ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

MARADA LLC

FALVO DANIEL D HEIRS + DEV OF

BK-VOL/PAGE

20217/ 210
02779/ 0552

SALE DATE

03/13/2014
11/22/1960

q/u

U
U

v/i

1
1

SALE PRICE

165,000
0

V.C.

10

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018
2018
2018

Code
101
101
101

Assessed Value
88,700
98,100
500

Yr.

2017
2017
2017

Code
101
101
101

Assessed Value
88,800
96,600
500

Yr.

2016
2016
2016

Code
101
101
101

Assessed Value
87,700
93,300
500

Total:

187,300

Total:

185,900

Total:

181,500

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MG

NOTES

DECK NEW - NO PERMIT

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

96,400

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

500

Appraised Land Value (Bldg)

98,100

Special Land Value

0

Total Appraised Parcel Value

195,000

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

195,000

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

07/10/2015

317

16

FIELDREV CHG

06/01/2006

311

3

MEAS+INSPCTD

05/25/2006

311

1

LEFT NOTICE

01/03/2000

247

3

MEAS+INSPCTD

03/24/1992

170

3

MEAS+INSPCTD

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

SF

Unit Price

2.48

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

TRF1 190

S Adj Fact

.90

Adj. Unit Price

2.65

Land Value

98,100

Total Card Land Units:

0.85

AC

Parcel Total Land Area:

0.85

AC

Total Land Value:

98,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description				
Style	19		RANCH	#Heat Sys	1						
Model	01		RESIDENTIAL	Central Vac	0		NO				
Grade	C		AVERAGE	FBM Sqft							
Stories	1.00		1 STORY	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	2		HIP	COST/MARKET VALUATION							
Roof Cover	1		ASPHALT SH								
Interior Wall 1	2		PLASTER								
Interior Wall 2											
Interior Floor 1	3		HARDWOOD								
Interior Floor 2	4		CARPET								
Heat Fuel	1		OIL								
Heat Type	3		FORCED H/W								
AC Type	01		NONE								
Bedrooms	3										
Full Baths	1										
Half Baths	0										
Extra Fixtures	0										
Total Rooms	5										
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											
Fireplaces	0										
								Adj. Base Rate:		103.83	
								Replace Cost		169,147	
				AYB		1960					
				EYB		1975					
				Dep Code		AV					
				Remodel Rating							
				Year Remodeled							
				Dep %		43					
				Functional ObsInc							
				External ObsInc							
				Cost Trend Factor		1					
				Condition							
				% Complete							
				Overall % Cond		57					
				Apprais Val		96,400					
				Dep % Ovr		0					
				Dep Ovr Comment							
				Misc Imp Ovr		0					
				Misc Imp Ovr Comment							
				Cost to Cure Ovr		0					
				Cost to Cure Ovr Comment							

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,176		20.75	24,401						
EFP	ENCL PORCH	0	140		31.15	4,361						
FFL	1ST FLOOR	1,176	1,176		103.83	122,110						
GAR	GARAGE	0	308		41.47	12,772						
WDK	WOOD DECK	0	376		14.64	5,503						
Ttl. Gross Liv/Lease Area:		1,176	3,176	1,629		169,147						

