

Property Location: 57 BENT TREE DR

Account #5522

MAP ID: 76/ 72/ 14/ /

Bldg Name:

State Use: 101

Vision ID: 5444

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/10/2018 09:59

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION										
MANFERDINI ERNEST F MANFERDINI PATRICIA B 57 BENT TREE DR EAST LONGMEADOW, MA 01028 Additional Owners:													Description		Code						Appraised Value		Assessed Value				
													RESIDENTL.		101						290,100		290,100				
													RES LAND		101						130,800		130,800				
													RESIDENTL.		101		1,400		1,400								
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_390752_2848838					ASSOC PID#																						
															Total				422,300		422,300						
RECORD OF OWNERSHIP					BK-VOL/PAGE			SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
MANFERDINI ERNEST F CZUPRYNA					06037/ 133 05788/ 0116			03/19/1986 04/03/1985		U	V	I	35,900 0		G	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
																2018	101	288,200		2017	101	280,300		2016	101	277,300	
																2018	101	130,800		2017	101	140,800		2016	101	136,400	
																2018	101	1,400		2017	101	1,400		2016	101	1,400	
																Total:		420,400		Total:		422,500		Total:		415,100	
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																											
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																
0001/A								101			NV																
NOTES																											
															Appraised Bldg. Value (Card)								290,100				
															Appraised XF (B) Value (Bldg)								0				
															Appraised OB (L) Value (Bldg)								1,400				
															Appraised Land Value (Bldg)								130,800				
															Special Land Value								0				
															Total Appraised Parcel Value								422,300				
															Valuation Method:								C				
															Adjustment:								0				
															Net Total Appraised Parcel Value								422,300				
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					
																	06/26/2018			333	2	MEASURED					
																	06/29/2006			311	14	INSPECTED					
																	06/15/2006			311	2	MEASURED					
																	02/09/2000			247	14	INSPECTED					
																	12/22/1999			247	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		
1	101	ONE FAM			RAA				40,000	SF	2.32	1.4000	9	1.0000	1.00	NV	1.00			Spec Use	Spec Calc	1.00		3.25	130,000		
1	101	ONE FAM			RAA				0.12	AC	7,000.00	1.0000	0	1.0000	1.00	NV	1.00					1.00	7,000.00	800			
Total Card Land Units:									1.04		AC	Parcel Total Land Area:						1.04		Total Land Value:						130,800	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	2		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B-		GOOD (-)	FBM Sqft			
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		91.34	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL	Replace Cost		353,777	
Bedrooms	4			AYB		1987	
Full Baths	3			EYB		2000	
Half Baths	1			Dep Code		GD	
Extra Fixtures	0			Remodel Rating			
Total Rooms	8			Year Remodeled			
Bath Style	G		GOOD	Dep %		18	
Kitchen Style	G		GOOD	Functional Obslnc			
Kitchens	1			External Obslnc			
Extra Kitchens	0			Cost Trend Factor		1	
Frame	1		WOOD	Condition			
Basement Floor	12		CONCRETE	% Complete			
Bsmt Garage				Overall % Cond		82	
Units	1			Apprais Val		290,100	
WS Flues				Dep % Ovr		0	
FBM Quality				Dep Ovr Comment			
Fireplaces	1			Misc Imp Ovr		0	
				Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	180	7.48	1987	V		GD	70	1,400

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,696		18.26	30,966						
CFL	CATHEDRAL CE	480	480		94.01	45,124						
FFL	1ST FLOOR	1,130	1,130		91.34	103,219						
GAR	GARAGE	0	936		36.50	34,163						
OPF	OPEN PORCH	0	96		9.52	913						
SFL	2ND FLOOR	1,200	1,200		91.34	109,613						
UHS	UNFIN HALF STORY	0	936		27.42	25,668						
WDK	WOOD DECK	0	320		12.85	4,110						
Ttl. Gross Liv/Lease Area:		2,810	6,794	3,873		353,777						

