

Property Location: 285 ALLEN ST

Account #5881

MAP ID: 85/ 7/ 0/ /

Bldg Name:

State Use: 101

Vision ID: 5799

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/10/2018 12:09

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION																														
DANOS LEONARD C DANOS MARY T 285 ALLEN ST EAST LONGMEADOW, MA 01028 Additional Owners:							1 TYPCL						Description		Code						Appraised Value		Assessed Value																								
														RESIDENTL.		101					98,500		98,500																								
																RES LAND					101		82,600		82,600																						
													RESIDENTL.		101		13,000		13,000																												
SUPPLEMENTAL DATA																																															
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392819_2854433													Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																																		
Total													194,100				194,100																														
RECORD OF OWNERSHIP					BK-VOL/PAGE			SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																													
DANOS LEONARD C					03312/ 0224			01/05/1968		U		I		0				Yr. Code Assessed Value Yr. Code Assessed Value Yr. Code Assessed Value Yr. Code Assessed Value																													
																		2018		101		90,800		2017		101		92,500		2016		101		91,500													
																		2018		101		82,600		2017		101		80,700		2016		101		78,500													
																		2018		101		11,900		2017		101		11,900		2016		101		11,900													
																		Total:				185,300		Total:				185,100		Total:				181,900													
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			MA																															
NOTES																																															
																		Appraised Bldg. Value (Card)								98,500																					
																		Appraised XF (B) Value (Bldg)								0																					
																		Appraised OB (L) Value (Bldg)								13,000																					
																		Appraised Land Value (Bldg)								82,600																					
																		Special Land Value								0																					
Total Appraised Parcel Value																		194,100																													
Valuation Method:																		C																													
Adjustment:																		0																													
Net Total Appraised Parcel Value																		194,100																													
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																		
304		09/26/2007		3		GARAGE			6,896				0				DETACHED ONE CAR		05/08/2018						333		2		MEASURED																		
297		09/29/2004		4		ADDITION			25,000				0				12' X 16' PORCH & 6' X		03/28/2008						317		15		PERMIT VISIT																		
																			09/21/2005						311		3		MEAS+INSPCTD																		
																			01/14/2005						311		2		MEASURED																		
																			12/07/1999						247		3		MEAS+INSPCTD																		
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			RA								37,026		SF		2.48		1.0000		5		1.0000		1.00		MA		1.00				TRF2		190		.90		2.23		82,600				
Total Card Land Units:																		0.85		AC		Parcel Total Land Area:										0.85		AC		Total Land Value:										82,600	

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-		AVG. (-)	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	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:			91.55
Interior Floor 2	3		HARDWOOD				
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A	Replace Cost			172,844
AC Type	01		NONE	AYB			1965
Bedrooms	3			EYB			1975
Full Baths	2			Dep Code			AV
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	6			Dep %			43
Bath Style	A		AVERAGE	Functional ObsInc			
Kitchen Style	A		AVERAGE	External ObsInc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond			57
Bsmt Garage				Apprais Val			98,500
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	0			Misc Imp Ovr Comment			
				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
04	GARAGE/L			L	650	30.48	1963	A		PR	30	5,900
03	GARAGE	OB	Outbuilding	L	336	28.18	2007	F		GD	70	6,000
02	SHED/FR			L	240	7.48	2009	A		AV	60	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	928		18.35	17,028	
EFP	ENCL PORCH	0	192		27.66	5,310	
FFL	1ST FLOOR	928	928		91.55	84,957	
OFP	OPEN PORCH	0	204		8.98	1,831	
TQS	3/4 STORY	696	928		68.66	63,718	
Ttl. Gross Liv/Lease Area:		1,624	3,180	1,888		172,844	

