

Property Location: 76 LEE ST
Vision ID: 6974

Account #6974

MAP ID: 54/ 6/ 3/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/10/2018 17:26

CURRENT OWNER

FAZIO ALDO
FAZIO AMANDA
76 LEE ST

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID: 6974
SP Permit
Chapter Land
OC Dates 12/22/2014
In+Ex FY
Mailed
GIS ID: F_386658_2844373

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

281,900

281,900

RES LAND

101

89,200

89,200

RESIDENTL.

101

14,300

14,300

Total

385,400

385,400

1006
4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

FAZIO ALDO
HAWLEY JESSIE M + JASON L
BEDROCK FINANCIAL LLC TR
GOLDSTEIN MARIE L EST OF

21922/ 565
20567/ 434
20222/ 289
11832/ 182

10/30/2017
01/16/2015
03/19/2014
12/04/2000

U
Q
U
U

1
1
1
1

394,000
362,000
270,000
1

1O
00
1G
1A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

101

260,200

2017

101

249,500

2016

101

246,900

2018

101

89,200

2017

101

87,600

2016

101

84,800

Total:

349,400

Total:

337,100

Total:

331,700

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

NOTES

FY16 PLAN 1120
25620 SF FROM PARCEL 54-6-0
BK PG 369-74-NEW LOT 3

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

281,900

0

14,300

89,200

0

385,400

C

0

385,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201702859
201401701

11/07/2017
05/05/2014

11
2

POOL
DWELLING

23,500
179,000

02/27/2018
01/05/2015

100
100

02/27/2018
01/05/2015

18X36 INGROUND
OC 12/22/2014 2670 SF

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

02/27/2018
11/15/2017
01/05/2015
06/27/2014

01

333
400
400
317

15
14
25
15

PERMIT VISIT
INSPECTED
OC VISIT
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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

25,620 SF

3.42

1.1900

7

1.0000

0.95

MG

1.00

50 FT WIDE RESTRIC AREA

TRF2

190

.90

3.48

89,200

Total Card Land Units:

0.59

AC

Parcel Total Land Area:

0.59

AC

Total Land Value:

89,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac			
Grade	B-		GOOD (-)	FBM Sqft			
Stories	2			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							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2				Adj. Base Rate:		110.04	
Heat Fuel	2		GAS	Replace Cost		287,633	
Heat Type	1		FORCED H/A	AYB		2014	
AC Type	03		FULL	EYB		2016	
Bedrooms	4			Dep Code		GD	
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	1			Dep %		2	
Total Rooms	7			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens				% Complete			
Frame	1		WOOD	Overall % Cond		98	
Basement Floor	12		CONCRETE	Apprais Val		281,900	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			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
11	POOL I-V	OB	Outbuilding	L	648	29.00	2017	A		GD	70	13,200
02	SHED/FR			L	216	7.48	2017	A		GD	70	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	950		22.01	20,907	
FFL	1ST FLOOR	950	950		110.04	104,534	
GAR	GARAGE	0	504		44.10	22,227	
OPF	OPEN PORCH	0	40		11.00	440	
PAT	PATIO	0	224		5.40	1,210	
SFL	2ND FLOOR	1,234	1,234		110.04	135,784	
WDK	WOOD DECK	0	166		15.25	2,531	
Ttl. Gross Liv/Lease Area:		2,184	4,068	2,614		287,633	

