

Property Location: 69 BAYNE ST
Vision ID: 712

Account #734

MAP ID: 16/ 183/ 18/ /
Bldg #: 1 of 1
Sec #: 1 of 1
Card 1 of 1

Bldg Name:
State Use: 101
Print Date: 12/06/2018 11:41

CURRENT OWNER

MASTRANGELO VINCENT J + APRIL C LE
69 BAYNE ST
EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101
101

Appraised Value
121,300
82,300
1,200

Assessed Value
121,300
82,300
1,200

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_378769_2850378

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

Total

204,800

204,800

RECORD OF OWNERSHIP

BK-VOL/PAGE

12273/ 577
07229/ 0376
05601/ 0027

SALE DATE

04/15/2002
07/31/1989
04/27/1984

q/u

U
U
U

v/i

1
1
1

SALE PRICE

1
135,000
58,000

V.C.

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

101

112,300

2017

101

110,000

2016

101

108,900

2018

101

82,300

2017

101

80,500

2016

101

78,100

2018

101

1,200

2017

101

1,200

2016

101

1,200

Total:

195,800

Total:

191,700

Total:

188,200

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

APPRaised VALUE SUMMARY

Appraised Bldg. Value (Card)

121,300

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

1,200

Appraised Land Value (Bldg)

82,300

Special Land Value

0

Total Appraised Parcel Value

204,800

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

204,800

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

1/2 BTH IN BMT

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201401914
123

06/11/2014
06/01/1993

9
MN

ALTERATION
Manual Note

4,374
5,000

03/19/2015

100
0

03/19/2015

REPLACE ENTRY DOOR
ADDITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/19/2015

317

15

PERMIT VISIT

04/19/2004

318

14

INSPECTED

03/31/2004

250

22

MAILER SENT

11/25/2003

274

2

MEASURED

01/26/1994

105

14

INSPECTED

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

RC

9,950 SF

8.27

1.0000

5

1.0000

1.00

MA

1.00

1.00

8.27

82,300

Total Card Land Units:

0.23 AC

Parcel Total Land Area:

0.23 AC

Total Land Value:

82,300

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	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2				Adj. Base Rate:		109.00	
Heat Fuel	2		GAS	Replace Cost		173,317	
Heat Type	1		FORCED H/A	AYB		1956	
AC Type	03		FULL	EYB		1988	
Bedrooms	2			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	1			Dep %		30	
Total Rooms	6			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		70	
Basement Floor	12		CONCRETE	Apprais Val		121,300	
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
19	PATIO			L	210	5.75	1994	A		AV	60	700
02	SHED/FR			L	96	7.48	1994	A		GD	70	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,056		21.78	23,000	
FFL	1ST FLOOR	1,280	1,280		109.00	139,526	
GAR	GARAGE	0	240		43.60	10,464	
OFP	OPEN PORCH	0	32		10.22	327	
Ttl. Gross Liv/Lease Area:		1,280	2,608	1,590		173,317	

