

Property Location: 7 MELWOOD AV

MAP ID: 17/ 11/ 12/ /

Bldg Name:

State Use: 101

Vision ID: 834

Account #856

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/06/2018 12:10

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION							
PRATHER DONNA MARIE + JOHNSON AMY JO 7 MELWOOD AV EAST LONGMEADOW, MA 01028 Additional Owners:							1	TYPCL					Description	Code	Appraised Value	Assessed Value								
													RESIDENTL.	101	209,600	209,600								
													RES LAND	101	86,000	86,000								
					SUPPLEMENTAL DATA																Total		295,600	295,600
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377877_2848825					Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
PRATHER DONNA MARIE + DEGRAY KEVIN AND DEGRAY FREDIA + DEGRAY KEVIN LANGFORD DANIEL O MARTEL PATRICIA H,				21998/ 567 21251/ 233 21244/ 26 13199/ 214 05522/ 0539		12/22/2017 07/05/2016 06/30/2016 05/15/2003 10/28/1983		Q	1	316,000		001A10	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value			
													2018	101	124,600	2017	101	72,000	2016	101	71,200			
													2018	101	86,000	2017	101	84,000	2016	101	81,600			
													Total:			210,600	Total:	156,000	Total:	152,800				
EXEMPTIONS					OTHER ASSESSMENTS							This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)209,600 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)86,000 Special Land Value0 Total Appraised Parcel Value295,600 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value295,600												
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																								
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										
201701139	04/13/2017	1	PORCH	2,200	06/08/2017	100	06/08/2017	10X16 REAR OF HOUSE	06/08/2017			317	15	PERMIT VISIT										
201602127	07/11/2016	4	ADDITION	43,000	06/08/2017	75		RECK 6/18	07/15/2016			317	16	FIELDREV CHG										
									06/30/2004			328	16	FIELDREV CHG										
									05/19/2004			319	14	INSPECTED										
									04/01/2004			250	22	MAILER SENT										
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	RB				20,091 SF	4.28	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00	4.28	86,000			
Total Card Land Units:										0.46	AC	Parcel Total Land Area:					0.46	AC	Total Land Value:					86,000

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	B+		GOOD (+)	FBM Sqft	500		
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	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	3		HARDWOOD				
Interior Floor 2				Adj. Base Rate:		138.09	
Heat Fuel	1		OIL	Replace Cost		252,560	
Heat Type	1		FORCED H/A	AYB		1948	
AC Type	03		FULL	EYB		2001	
Bedrooms	3			Dep Code		VG	
Full Baths	1			Remodel Rating		05	
Half Baths	1			Year Remodeled		2017	
Extra Fixtures	0			Dep %		17	
Total Rooms	6			Functional ObsInc			
Bath Style	G		GOOD	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		83	
Basement Floor	12		CONCRETE	Apprais Val		209,600	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	3			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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,416		27.60	39,078	
FFL	1ST FLOOR	1,416	1,416		138.09	195,530	
GAR	GARAGE	0	220		55.23	12,152	
OPF	OPEN PORCH	0	208		13.94	2,900	
WDK	WOOD DECK	0	150		19.33	2,900	
Ttl. Gross Liv/Lease Area:		1,416	3,410	1,829		252,560	

