

Property Location: 61 WOOD AV
Vision ID: 981

Account #1008

MAP ID: 1A/ 2/ 47/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/06/2018 12:43

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 61ST LONGMEADOW, MA VISION	
MAGDALINO BRANDY 61 WOOD AV EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	93,800	93,800		
						RES LAND	101	61,400	61,400		
						RESIDENTL.	101	400	400		
SUPPLEMENTAL DATA						Total				155,600	155,600
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_374142_2855414			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)								
MAGDALINO BRANDY CHILDS THOMAS E		21758/ 86 04285/ 0202	07/10/2017 06/25/1976	U U	1 1	164,000 0	1V	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
								2018	101	86,500	2017	101	86,800	2016	101	85,900
								2018	101	61,400	2017	101	58,200	2016	101	62,800
								2018	101	400	2017	101	400	2016	101	400
								Total:		148,300	Total:	145,400	Total:	149,100		

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:									APPRAISED VALUE SUMMARY								
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch		Appraised Bldg. Value (Card)				93,800			
0001/A						101		MF		Appraised XF (B) Value (Bldg)				0			
										Appraised OB (L) Value (Bldg)				400			
										Appraised Land Value (Bldg)				61,400			
										Special Land Value				0			
										Total Appraised Parcel Value				155,600			
										Valuation Method:				C			
										Adjustment:				0			
										Net Total Appraised Parcel Value				155,600			

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					
261	11/10/1998	9	ALTERATION	1,400		0		98 BP NVC	06/15/2017 06/02/2017 05/06/2004 04/16/2004 04/15/2004			317 105 317 250 316	14 2 14 22 2	INSPECTED MEASURED INSPECTED MAILER SENT 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	RC				5,500 SF	14.69	0.7600	3	1.0000	1.00	MF	1.00			Spec Use	Spec Calc	1.00	11.16	61,400

Total Card Land Units: 0.13 AC

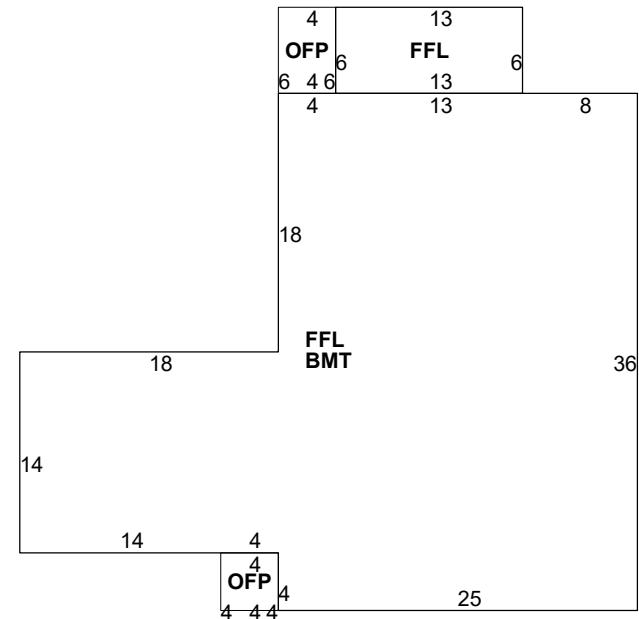
Parcel Total Land Area: 0.13 AC

Total Land Value: 61,400

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	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2	1		DRYWALL	COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		112.35	
Interior Floor 2	2		SOFTWOOD				
Heat Fuel	1		OIL				
Heat Type	5		STEAM	Replace Cost	164,484		
AC Type	01		NONE	AYB	1926		
Bedrooms	3			EYB	1975		
Full Baths	1			Dep Code	AV		
Half Baths	0			Remodel Rating			
Extra Fixtures	1			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	93,800		
Units	1			Dep % Ovr	0		
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr	0		
Fireplaces	1			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
02	SHED/FR			L	80	7.48	1995	A		AV	60	400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,152		22.43	25,841	
FFL	1ST FLOOR	1,230	1,230		112.35	138,194	
OFF	OPEN PORCH	0	40		11.24	449	
Ttl. Gross Liv/Lease Area:		1,230	2,422	1,464		164,484	



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