

Property Location 7 ODION AV
Vision ID 1099

Account # 1129

Map ID 1B/ 43/ 677/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 12/18/2019 11:29:33

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
GARCIA GERMAN JR + RONETTE 7 ODION AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	176400	176,400														
						RES LAND	101	65000	65,000														
						RESIDNTL.	101	800	800														
		DRAINAGE		VIEW	COMMUNITY																		
		SUPPLEMENTAL DATA																					
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
GIS ID F_375735_2856535						Total				242,200	242,200												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
GARCIA GERMAN JR + RONETTE REED KEVIN M NORTHEAST PROPERTY,CONSULTANTS IN CAGE THOMAS E , NORTHEAST PROPERTY,CONSULTANTS IN		21018	0058	01-06-2016	Q	I	218,900	00	Year	Code	Assessed	Year	Code	Assessed									
		19176	0200	03-23-2012	U	I	215,000	00	2019	101	171,500	2018	101	160,500									
		11775	271-2	07-26-2001	U	I	100	1B		101	63,100		2017	101	59,900								
		11775	0277	07-26-2001	U	I	153,500	1		101	800			101	800								
		11425	0089	11-29-2000	U	I	30,000	1	Total		235400	Total		224400	Total	216600							
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int								
									APPRAISED VALUE SUMMARY														
Total			0.00																				
ASSESSING NEIGHBORHOOD									Appraised BLDG. Value (Card) 176,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 65,000 Special Land Value 0 Total Appraised Parcel Value 242,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 242,200														
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						101		MF															
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									
201602388	08-22-2016	91	INSULATION	1,675		0		INSULATE BMT WA	03-16-2017			317	15	PERMIT VISIT									
239	08-23-2002	9	ALTERATION	1,500					02-24-2017				119	3	MEAS+INSPCTD								
258	09-12-2000	2	DWELLING	90,000					01-24-2017				317	16	FIELDREV CHG								
									04-20-2004				311	3	MEAS+INSPCTD								
									12-17-2002				274	15	PERMIT VISIT								
									12-14-2001				105	15	PERMIT VISIT								
									01-29-2001				247	15	PERMIT VISIT								
LAND LINE VALUATION SECTION																							
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing			Size A	Adj Unit Pric	Land Value		
1	101	ONE FAM	RB				12,000 SF	7.13	0.760	3	LAND	1.00	MF	1.00			0		1.000	5.42	65,000		
Total Card Land Units							0.275	AC	Parcel Total Land Area: 0.2755							Total Land Value							65,000

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		91.51
Interior Floor 1	3	HARDWOOD	RCN		207,474
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2000
Heat Type	1	FORCED H/A	Effective Year Built		2003
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		15
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		85
Extra Kitchens	0		RCNLD		176,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	432		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	144	7.48	2002	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		21.34	18,435	
FFL	1ST FLOOR	864	864		106.56	92,069	
GAR	GARAGE	0	528		42.58	22,484	
TQS	3/4 STORY	648	864		79.92	69,051	
WDK	WOOD DECK	0	366		14.85	5,435	
Ttl Gross Liv / Lease Area		1,512	3,486	1,947		207,474	

