

Property Location 106 WOOD AV

Vision ID 1182

Account # 1212

Map ID 2/ 83/ 24/ /

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 1 of 1

State Use 101

Print Date 12/18/2019 11:42:35

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
TOBON JESUS RAMIREZ ARANGO CARMENZA PO BOX 65 EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed											
						RESIDNTL.	101	101600	101,600											
						RES LAND	101	63200	63,200											
						RESIDNTL.	101	900	900											
		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_374373_2854881						Total				165,700	165,700									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)												
TOBON JESUS GINNETTI,JAMES A WESTERN MASS TELEPHONE WORKERS, DENNIS KATHLEEN M +, ADDEO GRADINORO + LIA		16140	0436	08-22-2006	U	I	185,000	1S	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
		11635	0097	05-11-2001	U	I	88,575	1S	2019	101	98,800	2018	101	91,100	2017	101	91,800			
		11305	0052	08-16-2000	U	I	68,000	1L		101	61,400		101	61,400		101	58,200			
		09695	0424	11-26-1996	U	I	85,000			101	900		101	600		101	600			
		08813	0580	04-28-1994	U	I	1	1A												
						Total				161100	Total	153100	Total	150600						
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int												
Total			0.00																	
ASSESSING NEIGHBORHOOD																				
Nbhd		Nbhd Name		B		Tracing		Batch												
0001						101		MF												
NOTES																				
BUILDING PERMIT RECORD																				
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result						
59	03-05-2006	12	REROOF	3,400				NVC 12/6/2006	03-14-2018			333	2	MEASURED						
204	01-01-1984	MN	Manual Note					DORMER	05-07-2004			318	14	INSPECTED						
									04-16-2004			250	22	MAILER SENT						
									04-13-2004			316	2	MEASURED						
									05-15-1992			131	14	INSPECTED						
									06-11-1990			131	2	MEASURED						
									02-20-1985			500	3	MEAS+INSPCTD						
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	RC				5,600 SF	14.86	0.760	3	LAND	1.00	MF	1.00		0	1.000	11.29	63,200	
Total Card Land Units							0.129	AC	Parcel Total Land Area: 0.1286							Total Land Value				63,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
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	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		97.92
Interior Floor 1	3	HARDWOOD	RCN		178,273
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	5	STEAM	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	F	FAIR	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		101,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	310		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
86	CONC PAV			L	240	2.30	1960	60	0.00	AV	A	1.00	300
19	PATIO			L	88	5.75	1980	50	0.00	FR	A	1.00	300
01	SHED/MTL			L	100	5.18	2010	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	774		22.23	17,206	
FFL	1ST FLOOR	774	774		111.00	85,917	
SFL	2ND FLOOR	384	384		111.00	42,626	
TQS	3/4 STORY	293	390		83.40	32,524	
Ttl Gross Liv / Lease Area		1,451	2,322	1,606		178,273	

