

Property Location

61 HARWICH RD

Map ID

23/ 34/ 11/ /

Bldg Name

Sec # 1 of 1

State Use

101

Vision ID

1258

Account #

1293

Bldg #

1

Card #

1 of 1

Print Date

12/18/2019 11:54:16

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW																									
LAROSA FELIX K 61 HARWICH RD EAST LONGMEADOW MA 01028 GIS ID F_380898_2856058		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code						Appraised		Assessed																			
										RESIDNTL.		101						171100		171,100																			
										RES LAND		101						86800		86,800																			
		DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101						1200		1,200																			
SUPPLEMENTAL DATA										Total		259,100		259,100																									
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
LAROSA FELIX K LAROSA,FELIX K SKOCZYLAS RUTH E		14546		0524		10-08-2004		U		I		85,000		1A		Year		Code		Assessed		Year		Code		Assessed													
		09831		0503		04-18-1997		U		I		1		1A		2019		101		166,300		2018		101		135,800													
		02755		0476		07-18-1960		U		I		0						101		84,200		2017		101		82,200													
																		101		1,200				101		1,200													
Total										251700		Total		221200		Total		216800																					
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																		APPRAISED VALUE SUMMARY																					
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)								171,100																					
0001						101		MA		Appraised Xf (B) Value (Bldg)								0																					
										Appraised Ob (B) Value (Bldg)								1,200																					
										Appraised Land Value (Bldg)								86,800																					
										Special Land Value								0																					
										Total Appraised Parcel Value								259,100																					
										Valuation Method								C																					
										Adjustment																													
										Net Total Appraised Parcel Value								259,100																					
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											
85		04-25-2005		4		ADDITION		150,000								OC 10/10/2005		04-18-2018						333		2		MEASURED											
																		12-29-2005						311		2		MEASURED											
																		12-29-2005						311		2		MEASURED											
																		11-10-2005						311		3		MEAS+INSPCTD											
																		04-23-2004						317		14		INSPECTED											
																		03-31-2004						250		22		MAILER SENT											
																		11-29-2003						274		2		MEASURED											
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								15,285 SF		5.68		1.000		5		LAND		1.00		MA		1.00				0		1.000		5.68		86,800	
Total Card Land Units										0.351		AC		Parcel Total Land Area:				0.3509				Total Land Value										86,800							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	84.29	
Interior Floor 2	3	HARDWOOD	RCN	244,386	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	171,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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	64	7.48	2004	70	0.00	GD	G	1.25	400
02	SHED/FR			L	120	7.48	2004	70	0.00	GD	G	1.25	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,216		19.12	23,252	
CNP	CANOPY	0	80		4.78	383	
EFP	ENCL PORCH	0	236		28.79	6,794	
FFL	1ST FLOOR	2,004	2,004		95.69	191,758	
GAR	GARAGE	0	440		38.28	16,841	
OPF	OPEN PORCH	0	64		8.97	574	
PAT	PATIO	0	160		4.78	766	
WDK	WOOD DECK	0	300		13.40	4,019	
Ttl Gross Liv / Lease Area		2,004	4,500	2,554		244,386	

