

Property Location 15 ANNE ST
 Vision ID 1322

Account # 1357

Map ID 24/ 107/ 82/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/18/2019 12:04:16

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
MCLEOD MATTHEW C 15 ANNE ST EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed											
	TOPO WET	EASEMENT	TRAFFIC	CORNER		RESIDNTL.	101	90400	90,400											
						RES LAND	101	85100	85,100											
	DRAINAGE		VIEW	COMMUNITY		RESIDNTL.	101	5400	5,400											
SUPPLEMENTAL DATA						Total						180,900	180,900							
GIS ID F_380434_2854774		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)												
MCLEOD MATTHEW C NASMAN RICHARD E, NASMAN ERIC E ,	19546	0291	11-15-2012	U	I	179,900	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
	18782	0312	05-24-2011	U	I	100	1A	2019	101	88,000	2018	101	81,400	2017	101	81,800				
	02245	0015	06-04-1953	U	I	0			101	82,500		101	82,500		101	80,700				
									101	5,400		101	5,400		101	5,400				
Total								Total		175900	Total		169300	Total		167900				
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 Appraised BLDG. Value (Card) 90,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,400 Appraised Land Value (Bldg) 85,100 Special Land Value 0 Total Appraised Parcel Value 180,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 180,900											
Total			0.00																	
ASSESSING NEIGHBORHOOD																				
Nbhd		Nbhd Name		B		Tracing		Batch												
0001						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						
201702431	09-14-2017	62	SOLAR	14,421	05-22-2018	100	11-01-2017	SOLAR ON GARAG	05-22-2018 09-26-2014 11-20-2003 05-23-1980			400 317 274 500	15 2 3 3	PERMIT VISIT MEASURED MEAS+INSPCTD 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				10,687 SF	7.96	1.000	5	LAND	1.00	MA	1.00		0	1.000	7.96	85,100	
Total Card Land Units							0.245	AC	Parcel Total Land Area: 0.2453				Total Land Value							85,100

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	4	CARPET
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	Percentage		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	102.73	
Interior Floor 2			RCN	158,668	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1953	
AC Type	03	FULL	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
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	57	
Extra Kitchen St			RCNLD	90,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	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
03	GARAGE	OB	Outbuildi	L	308	28.18	1955	60	0.00	AV	A	1.00	5,200
02	SHED/FR			L	36	7.48	1955	60	0.00	AV	A	1.00	200
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1975	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		23.99	23,027
FFL	1ST FLOOR	1,128	1,128		119.93	135,282
OPF	OPEN PORCH	0	32		11.24	360
Ttl Gross Liv / Lease Area		1,128	2,120	1,323		158,668

