

Property Location 159 ELM ST
 Vision ID 1490

Account # 1525

Map ID 25/ 107/ 3/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/18/2019 12:31:32

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
KIRK THOMAS E KIRK LARA T 159 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_382075_2853399												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	103400		103,400														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	77700		77,700														
												RESIDNTL.		101	1400		1,400														
				SUPPLEMENTAL DATA																											
Alt Prcl ID						Received																									
SP Permit						NIA																									
Chapter Land						Field 8																									
OC Dates						Field 9																									
In+Ex FY						Field 10																									
Mailed						Assoc Pid#								Total		182,500		182,500													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
BRAHMAN HOLDINGS LLC KIRK THOMAS E RUSSELL,KEVIN P RUSSELL KEVIN P, RUSSELL KEVIN P,				22880	40	09-30-2019	U		I		131,000	1L	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed										
				16782	0544	06-29-2007	U		I		188,000		2019	101	100,600	2018	101	93,000	2017	101	93,500										
				14002	0380	03-08-2004	U		I		100	1F		101	75,300		101	75,300		101	73,500										
				11411	0012	11-16-2000	U		I		1	1A		101	1,400		101	1,400		101	1,400										
				11241	0558	06-23-2000	U		I		110,000		Total		177300	Total		169700	Total		168400										
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 Appraised BLDG. Value (Card) 103,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,400 Appraised Land Value (Bldg) 77,700 Special Land Value 0 Total Appraised Parcel Value 182,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 182,500									
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		
												227	08-03-2011	25	WINDOWS		700					REPLACE TWO WI		07-17-2019			334	9	UNOCCUPIED		
												177	06-22-2011	12	REROOF		2,930					REPAIRS TO FRON		02-03-2012			317	15	PERMIT VISIT		
160	06-07-2011	5	DEMOLITION		1,500		0			SHED		02-03-2012			317	15	PERMIT VISIT														
124	05-14-2002	11	POOL		4,000							03-24-2004			250	22	MAILER SENT														
												10-30-2003			274	2	MEASURED														
												01-16-2003			274	15	PERMIT VISIT														
												08-14-1992			131	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	RA				13,876	SF	6.22	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	5.60	77,700								
Total Card Land Units							0.319	AC	Parcel Total Land Area: 0.3185							Total Land Value							77,700								

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	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	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		98.75
Interior Floor 1	4	CARPET	RCN		181,487
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1939
Heat Type	5	STEAM	Effective Year Built		1975
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		103,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	588		Dep Ovr Comment		
FBM Quality	3		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
08	POOLA-O			L	30	69.00	2002	30	0.00	PR	A	1.00	600
02	SHED/FR			L	168	7.48	2015	60	0.00	AV	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	840		23.09	19,396
FFL	1ST FLOOR	840	840		115.45	96,978
GAR	GARAGE	0	216		45.97	9,929
HST	HALF STORY	420	840		57.72	48,489
OPF	OPEN PORCH	0	24		9.62	231
STG	STORAGE	0	25		46.18	1,154
WDK	WOOD DECK	0	330		16.09	5,311
Ttl Gross Liv / Lease Area		1,260	3,115	1,572		181,487

