

Property Location

265 WESTWOOD AV

Map ID

5/ 45/ 7/ /

Bldg Name

State Use

101

Vision ID

4069

Account #

4136

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/19/2019 12:17:55

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
HORENSTEIN CHARLES W DENNER PAULA J 265 WESTWOOD AVE EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	248000	248,000												
						RES LAND	101	81700	81,700												
						RESIDNTL.	101	1800	1,800												
		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_376619_2850134						Total				331,500	331,500										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
HORENSTEIN CHARLES W ED SPEIGHT & CO INC, SPEIGHT EDWARD T TRUSTEE OF, GRIGGS ALLEN		10814	0467	06-22-1999	U	I	215,800	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		10369	0231	07-16-1998	U	V	45,000		2019	101	241,100	2018	101	225,400	2017	101	216,300				
		09089	0317	03-24-1995	U	I	475,000		101	79,300	101	79,300	101	77,500							
		0000	0000		U		0		101	1,800	101	1,800	101	1,800							
								Total	322200	Total	306500	Total	295600								
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		MA													
NOTES																					
SUB DIV #771																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
201800882	03-12-2018	91	INSULATION	3,600		0			01-20-2012			317	16	FIELDREV CHG							
201400675	03-26-2014	91	INSULATION	680		100	05-14-2014	NVC	05-04-2004			318	14	INSPECTED							
198	08-11-1999	10	SHED	300					04-06-2004			250	22	MAILER SENT							
126	06-16-1998	2	DWELLING	83,000					03-30-2004			316	2	MEASURED							
									11-02-1999			247	15	PERMIT VISIT							
									12-07-1998			105	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				26,358 SF	3.44	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	3.10	81,700
Total Card Land Units							0.605	AC	Parcel Total Land Area: 0.6051							Total Land Value					81,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.50	2 1/2 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	80.67	
Interior Floor 1	4	CARPET	RCN	281,804	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1998	
Heat Type	1	FORCED H/A	Effective Year Built	2006	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %	12	
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	88	
Extra Kitchens	0		RCNLD	248,000	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		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	128	7.48	1999	70	0.00	GD	G	1.25	800
02	SHED/FR			L	160	7.48	2000	70	0.00	GD	G	1.25	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,116		18.60	20,761	
FFL	1ST FLOOR	1,126	1,126		93.10	104,827	
GAR	GARAGE	0	528		37.20	19,643	
HST	HALF STORY	452	904		46.55	42,080	
OFP	OPEN PORCH	0	40		9.31	372	
SFL	2ND FLOOR	780	780		93.10	72,616	
UHS	UNFIN HALF STORY	0	740		27.93	20,667	
WDK	WOOD DECK	0	64		13.09	838	
Ttl Gross Liv / Lease Area		2,358	5,298	3,027		281,804	

