

Property Location 273 WESTWOOD AV		Map ID 5/ 48/ 4/ /		Bldg Name		State Use 101	
Vision ID 4072		Account # 4139		Bldg # 1		Print Date 12/19/2019 12:18:22	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
RIECKE SCOTT F 273 WESTWOOD AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	272400	272,400		
						RES LAND	101	80400	80,400		
						RESIDNTL.	101	800	800		
		DRAINAGE		VIEW	COMMUNITY						
		SUPPLEMENTAL DATA									
		Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#					
GIS ID F_376637_2849852						Total		353,600	353,600		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
RIECKE SCOTT F VERTERAMO NICOLE FORD ALAN S, KEARNEY BRIAN A, SPEIGHT ED & CO INC,		20810	0302	07-31-2015	U	I	335,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		18471	0371	09-24-2010	U	I	339,000	1B	2019	101	264,800	2018	101	244,800	2017	101	234,300
		16042	0370	07-06-2006	U	I	365,000			101	77,900		101	77,900		101	76,100
		11356	0050	09-29-2000	U	I	228,920			101	800		101	800		101	800
		11134	0379	03-24-2000	U	V	35,000		Total		343500	Total		323500	Total		311200

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					NOTES					APPRAISED VALUE SUMMARY				
Nbhd		Nbhd Name		B	Tracing		Batch			Appraised BLDG. Value (Card) 272,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 80,400 Special Land Value 0 Total Appraised Parcel Value 353,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 353,600				
0001					101		MA							

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	
201700597	03-02-2017	17	DECK	15,000	06-08-2017	100	06-08-2017	21X14 REPLACE E	06-08-2017			317	15	PERMIT VISIT	
201601901	06-15-2016	62	SOLAR	10,968	03-16-2017	100	03-16-2017		03-16-2017			317	15	PERMIT VISIT	
34	03-09-2000	2	DWELLING	150,000					02-25-2011			317	16	FIELDREV CHG	
									08-26-2010			316	2	MEASURED	
									05-10-2001			247	3	MEAS+INSPCTD	
									01-23-2001			247	15	PERMIT VISIT	

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				22,450 SF	3.98	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	3.58	80,400	
Total Card Land Units							0.515	AC	Parcel Total Land Area: 0.5154							Total Land Value							80,400

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+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 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	3	HARDWOOD	Adj Base Rate	81.09	
Interior Floor 2			RCN	302,619	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2000	
AC Type	03	FULL	Effective Year Built	2008	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	10	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	90	
Extra Kitchen St			RCNLD	272,400	
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
02	SHED/FR			L	120	7.48	2006	70	0.00	GD	G	1.25	800
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2008	90	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,148		20.47	23,498	
FFL	1ST FLOOR	1,148	1,148		102.17	117,288	
GAR	GARAGE	0	528		40.83	21,557	
HST	HALF STORY	264	528		51.08	26,972	
OPF	OPEN PORCH	0	36		11.35	409	
SFL	2ND FLOOR	812	812		102.17	82,960	
TQS	3/4 STORY	252	336		76.63	25,746	
WDK	WOOD DECK	0	294		14.25	4,189	
Ttl Gross Liv / Lease Area		2,476	4,830	2,962		302,619	

