

Property Location 139 MELWOOD AV		Map ID 5/ 5/ 1/ /		Bldg Name		State Use 101	
Vision ID 4074		Account # 4141		Bldg # 1		Print Date 12/19/2019 12:18:38	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
TRABUCCO EVERLY L P O BOX 368 EAST LONGMEADOW MA 01028 GIS ID F_376927_2850687		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	115900	115,900		
						RES LAND	101	82200	82,200		
						RESIDNTL.	101	700	700		
		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#					
						Total				198,800	198,800

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
TRABUCCO EVERLY L TRABUCCO		06751	0307	02-09-1988	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		04714	0279	01-05-1979	U	I	0		2019	101	112,700	2018	101	104,100	2017	101	107,000
										101	79,800		101	79,800		101	78,000
										101	700		101	700		101	700
		Total						Total		193200	Total		184600	Total		185700	

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				

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	
75	04-07-2011	10	SHED	3,465				10X14 PREBUILT 1	08-07-2019			334	2	MEASURED	
11	01-12-2010	25	WINDOWS	10,220				NVC INCLUDES 4	03-02-2012			317	15	PERMIT VISIT	
									12-02-2010			317	15	PERMIT VISIT	
									03-30-2004			311	3	MEAS+INSPCTD	
									04-01-1992			107	22	MAILER SENT	
									09-11-1990			131	2	MEASURED	
									04-28-1980			500	3	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	RB				15,063	SF	5.75	1.000	5	LAND	0.95	MA	1.00	BCOR		0		1.000	5.46	82,200	
							Total Card Land Units	0.346	AC	Parcel Total Land Area: 0.3458												Total Land Value	82,200

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	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	3	GAMBREL		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	92.53	
Interior Floor 2	3	HARDWOOD	RCN	183,992	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1968	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	4		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	63	
Extra Kitchen St			RCNLD	115,900	
FBM Sqft	192		Dep % Ovr		
FBM Quality	1		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	140	7.48	2011	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		21.30	20,444	
FFL	1ST FLOOR	960	960		106.48	102,218	
UFL	UNFIN UPPR FLOOR	0	960		63.89	61,331	
Ttl Gross Liv / Lease Area		960	2,880	1,728		183,992	

