

Property Location		4 VERANDA AV		Map ID		15B/ 1/ D/ /		Bldg Name		Sec # 1 of 1		Card # 1 of 1		State Use 101		Print Date 12/18/2019 10:03:43	
Vision ID		551		Account #		564		Bldg #		1							

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW			
ABDULJABBAR SAAD JASSAIN WAMEDH 4 VERANDA AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed				
						RESIDENTL.	101	219900	219,900				
						RES LAND	101	88500	88,500				
		DRAINAGE		VIEW	COMMUNITY								
		SUPPLEMENTAL DATA				Total				308,400	308,400		
GIS ID		F_378875_2852660		Mailed		Assoc Pid#							

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
ABDULJABBAR SAAD VILLENEUVE ROBERT J VILLENEUVE ROBERT J, VILLENEUVE ROBERT J, VILLENEUVE CONSTANCE C HE		20996	0319	12-18-2015	Q	I	285,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		20028	0395	09-24-2013	U	I	100	1F	2019	101	214,200	2018	101	199,000	2017	101	195,600
		19874	0308	06-17-2013	U	I	100	1A		101	85,700		101	85,700		101	83,800
		09784	0577	03-03-1997	U	I	1	1A									
		09102	0007	04-07-1995	U	I	1	1A									
		Total						299900		Total		284700		Total		279400	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor									
Year	Code	Description	Amount	Code	Description	YEAR	Amount										
Total				0.00													

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	MA

NOTES									
75 ADD 24X16 INLAW UNIT 94 BP EST 100% - SUB DIV 976									

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	
201802758	09-07-2018	91	INSULATION	5,000		0		WITHDRAWN 9/5/18 OVER EXISTING D RENOV KIT ADDITION	05-11-2012			317	15	PERMIT VISIT	
201802478	07-25-2018	91	INSULATION	5,198		0			04-22-2011			317	2	MEASURED	
201200760	03-12-2012	1	PORCH	8,500					03-18-2004			311	1	LEFT NOTICE	
7	01-01-1994	MN	Manual Note	6,000					01-15-1995			107	15	PERMIT VISIT	
43	04-01-1991	MN	Manual Note	45,000					06-04-1992			107	14	INSPECTED	
									04-30-1992			131	13	MISSSED APPT	
									08-05-1991			181	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	RC				19,710	SF	4.49	1.000	5	LAND	1.00	MA	1.00			0		1.000	4.49	88,500	
Total Card Land Units							0.452	AC	Parcel Total Land Area: 0.4525							Total Land Value							88,500

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	2.00	
Stories	2.50	2 1/2 STORIES	Units	2	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		79.50
Interior Floor 2			RCN		314,097
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1910
AC Type	03	FULL	Effective Year Built		1988
Bedrooms	3		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	1		Overall % Condition		70
Extra Kitchen St	A	AVERAGE	RCNLD		219,900
FBM Sqft	1375		Dep % Ovr		
FBM Quality	3		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,964		19.57	38,443	
EPF	ENCL PORCH	0	192		29.55	5,674	
FFL	1ST FLOOR	1,964	1,964		97.82	192,117	
OPF	OPEN PORCH	0	40		9.78	391	
SFL	2ND FLOOR	572	572		97.82	55,953	
UAT	UNFIN ATTC	0	572		19.50	11,151	
WDK	WOOD DECK	0	757		13.70	10,369	
Ttl Gross Liv / Lease Area		2,536	6,061	3,211		314,097	

