

Property Location		156 WESTWOOD AV		Map ID		15C/ 24/ 0/ /		Bldg Name		State Use 101	
Vision ID		602		Account #		618		Bldg #		1	
								Sec #		1 of 1	
								Card #		1 of 1	
										Print Date 12/18/2019 10:11:48	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
PIZZANELLI ANTHONY LE 156 WESTWOOD AVE EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	175100	175,100		
						RES LAND	101	85400	85,400		
						RESIDNTL.	101	1600	1,600		
		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_377803_2851537				Total		262,100		262,100	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
PIZZANELLI ANTHONY LE PIZZANELLI ANTHONY		08744	0259	02-14-1994	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		03281	0150	08-21-1967	U	I	0		2019	101	170,500	2018	101	170,200	2017	101	168,800
										101	82,400		101	82,400		101	80,900
										101	1,600		101	1,600		101	1,600
		Total						254500		Total		254200		Total		251300	

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
0001			101
Batch			
MA			

NOTES			

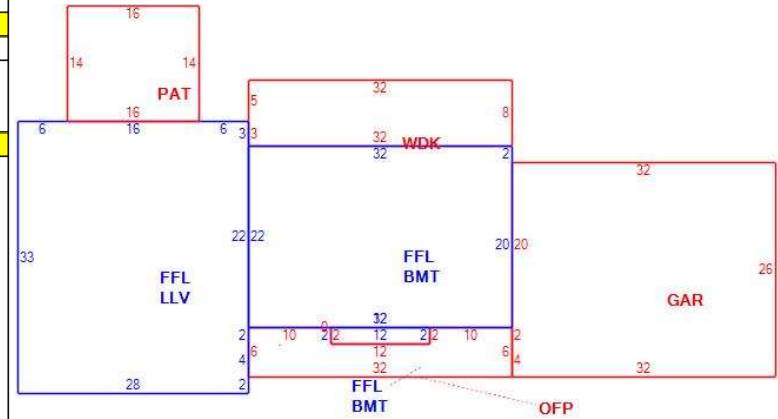
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result	
314	12-17-2009	5	DEMOLITION	2,000				OC 12/23/2009 GR	03-23-2018			333	3	MEAS+INSPCTD	
									01-14-2010			316	15	PERMIT VISIT	
									05-26-2004			303	2	MEASURED	
									07-10-1992			131	14	INSPECTED	
									04-01-1992			107	22	MAILER SENT	
									08-05-1991			131	2	MEASURED	
									07-07-1980			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	RC				37,280 SF	2.54	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	2.29	85,400
Total Card Land Units							0.856	AC	Parcel Total Land Area: 0.8558							Total Land Value					85,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	21	SPLIT LEVL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	16	STONE VENR	101	ONE FAM	Percentage
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		85.48
Interior Floor 2	4	CARPET	RCN		250,142
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1968
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	6		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	1		Overall % Condition		70
Extra Kitchen St	F	FAIR	RCNLD		175,100
FBM Sqft	462		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION	
Adj Base Rate	85.48
RCN	250,142
Net Other Adj	
Year Built	1968
Effective Year Built	1988
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	175,100
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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	364	7.48	1970	60	0.00	AV	A	1.00	1,600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	728		20.68	15,054
FFL	1ST FLOOR	1,652	1,652		103.11	170,336
GAR	GARAGE	0	832		41.27	34,335
LLV	LOWR LEVEL	0	924		25.78	23,818
OPF	OPEN PORCH	0	168		10.43	1,753
PAT	PATIO	0	224		5.06	1,134
WDK	WOOD DECK	0	256		14.50	3,712
Ttl Gross Liv / Lease Area		1,652	4,784	2,426		250,142

