

Property Location

75 MAPLE ST

Vision ID

618

Account #

640

Map ID

16/ 101/ 0/ /

Bldg #

1

Bldg Name

Sec # 1 of 1

Card #

1 of 1

State Use

101

Print Date

12/18/2019 10:14:18

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
JOHNSON WILLIAM F TR + SERRA DALE M TR 35 FRASER DR EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	101	52500	52,500												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	77000	77,000												
		SUPPLEMENTAL DATA								Total				129,500		129,500									
GIS ID F_379850_2849796		Mailed		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
JOHNSON WILLIAM F TR + JOHNSON ANN D DALEY		08154 0440		08-31-1992		U I		1 1A		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
		6118 0099		06-16-1986		U I		1 1A		1		1A		2019	101	51,100	2018	101	48,500	2017	101	49,200			
		01823 0166		05-06-1946		U I		0		0		0			101	74,700		101	74,700		101	73,100			
														Total		125800		Total		123200		Total		122300	
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																		APPRAISED VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch												Appraised BLDG. Value (Card)	52,500				
0001						101		MA												Appraised Xf (B) Value (Bldg)	0				
																		Appraised Ob (B) Value (Bldg)	0						
																		Appraised Land Value (Bldg)	77,000						
																		Special Land Value	0						
																		Total Appraised Parcel Value	129,500						
																		Valuation Method	C						
																		Adjustment							
																		Net Total Appraised Parcel Value	129,500						
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											
									01-29-2016			105	2	MEASURED											
									04-19-2004			317	14	INSPECTED											
									04-01-2004			250	2	MEASURED											
									02-26-2004			311	2	MEASURED											
									07-01-1992			131	14	INSPECTED											
									04-27-1992			107	22	MAILER SENT											
									07-22-1991			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	IND				11,880 SF	7.20	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	6.48	77,000				
							Total Card Land Units	0.273	AC	Parcel Total Land Area: 0.2727												Total Land Value	77,000		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	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	Percentage
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		123.13
Interior Floor 1	3	HARDWOOD	RCN		100,881
Interior Floor 2			Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1957
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	1		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		5
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		52
Extra Kitchens	0		RCNLD		52,500
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			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	305		30.34	9,254
FFL	1ST FLOOR	604	604		151.70	91,627
	Ttl Gross Liv / Lease Area	604	909	665		100,881

