

Property Location 44 SHAW ST
Vision ID 6889

Account # 7013

Map ID 24/ 11/ 65/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 12/20/2019 8:43:14 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
SLATE BRYAN M AREL ENA T 44 SHAW ST EAST LONGMEADOW MA 01028 GIS ID F_379814_2854254		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	241300	241,300												
						RES LAND	101	84800	84,800												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA																			
		Alt Prcl ID SP Permit Chapter Land OC Dates 7/31/2014 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#		Total		326,100	326,100										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
SLATE BRYAN M MOLTENBREY BUILDERS LLC MAGNANI MARIO,		20594	0599	02-12-2015	Q	I	293,000	00	Year	Code	Assessed	Year	Code	Assessed							
		19859	0243	06-07-2013	U	V	75,100	1	2019	101	234,900	2018	101	217,700							
		04654	0085	09-06-1978	U	I	0			101	82,300		101	82,300							
								Total	317200	Total	300000	Total	289400								
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY												
Total			0.00																		
ASSESSING NEIGHBORHOOD									Appraised BLDG. Value (Card) 241,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 84,800 Special Land Value 0 Total Appraised Parcel Value 326,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 326,100												
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						130		MA													
NOTES																					
FY15 LOT SPLIT #1105 - FROM PARCEL 24-11-64 BK PLANS 366 P49 NEW LOT B																					
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							
201302976	01-06-2014	2	DWELLING	150,000	04-25-2014	100	04-25-2014	OC 7/31/2014	07-21-2014 04-25-2014	01		400 317	25 3	OC VISIT 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				10,000 SF	8.48	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.48	84,800
Total Card Land Units							0.230	AC	Parcel Total Land Area: 0.2296							Total Land Value					84,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	2		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	4	SOLID WOOD	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		91.36
Interior Floor 1	3	HARDWOOD	RCN		246,215
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		2014
Heat Type	1	FORCED H/A	Effective Year Built		2016
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		2
Extra Fixtures	2		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		98
Extra Kitchens			RCNLD		241,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft	400		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces			Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac			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	754		25.20	18,998
FFL	1ST FLOOR	754	754		125.81	94,863
GAR	GARAGE	0	234		50.54	11,826
OFP	OPEN PORCH	0	20		12.58	252
SFL	2ND FLOOR	936	936		125.81	117,761
WDK	WOOD DECK	0	144		17.47	2,516
	Ttl Gross Liv / Lease Area	1,690	2,842	1,957		246,215

