

Property Location		91 MELWOOD AV		Map ID		16/ 30/ 39/ /		Bldg Name		State Use 101	
Vision ID		755		Account #		777		Bldg #		1	
								Sec #		1 of 1	
								Card #		1 of 1	
										Print Date 12/18/2019 10:36:35	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
SAWYER KATHLEEN M SAWYER JEREMY W 91 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377727_2850363		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDENTL.	101	98200	98,200		
						RES LAND	101	86700	86,700		
		DRAINAGE		VIEW	COMMUNITY						
		SUPPLEMENTAL DATA				Total				184,900	184,900
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				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)									
SAWYER KATHLEEN M BROWNSTONE QUARRY LLC MATULEWICZ DENNIS A, BROWNSTONE QUARRY LLC, MATULEWICZ DENNIS TR OF THE ,CAH FA		20712	0566	05-21-2015	Q	I	192,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		18776	0025	05-18-2011	U	I	1	1B	2019	101	95,500	2018	101	89,700	2017	101	94,400
		18742	0308	04-15-2011	U	I	1	1F		101	84,200		101	84,200		101	82,100
		16104	0282	08-04-2006	U	I	1	1B									
		16045	0123	07-10-2006	U	I	1	1A									
		Total						179700		Total		173900		Total		176500	

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						APPRAISED VALUE SUMMARY													
Nbhd		Nbhd Name		B		Tracing		Batch											
0001						101		MA											

NOTES										APPRAISED VALUE SUMMARY										
										Appraised BLDG. Value (Card)										98,200
										Appraised Xf (B) Value (Bldg)										0
										Appraised Ob (B) Value (Bldg)										0
										Appraised Land Value (Bldg)										86,700
										Special Land Value										0
										Total Appraised Parcel Value										184,900
										Valuation Method										C
										Adjustment										
										Net Total Appraised Parcel Value										184,900

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					
201701013	04-07-2017	54	FENCE	3,000		0			12-09-2016	02		317	14	INSPECTED					
								07-15-2016	317		2	MEASURED							
								04-22-2004	317		14	INSPECTED							
								04-11-2004	AO		22	MAILER SENT							
								02-19-2004	311		2	MEASURED							
								07-01-1991	181		3	MEAS+INSPCTD							
								04-29-1980	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				15,000 SF	5.78	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.78	86,700		
Total Card Land Units							0.344	AC	Parcel Total Land Area: 0.3444							Total Land Value							86,700

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	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	101.11	
Interior Floor 2			RCN	172,244	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1968	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	98,200	
FBM Sqft			Dep % Ovr		
FBM Quality			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	1,056		23.24	24,540	
EFB	ENCL PORCH	0	304		34.81	10,584	
FFL	1ST FLOOR	1,056	1,056		116.30	122,815	
GAR	GARAGE	0	308		46.45	14,305	
Ttl Gross Liv / Lease Area		1,056	2,724	1,481		172,244	

