

Property Location

8 MELVIN AV

Map ID

1B/ 5/ 812/ /

Bldg Name

State Use

101

Vision ID

1104

Account #

1134

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 11:17:51

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
LEE JOO B LEE YOUNG 8 MELVIN AV EAST LONGMEADOW MA 01028 GIS ID F_376477_2856031		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDNTL.		101		138900		138,900																							
										RES LAND		101		67400		67,400																							
		DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		6900		6,900																							
SUPPLEMENTAL DATA										Total								213,200		213,200																			
Alt Prcl ID		SP Permit		Chapter Land		OC Dates		In+Ex FY		Received		NIA		Field 8		Field 9		Field 10		Assoc Pid#																			
Mailed																																							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
LEE JOO B OMEGA CLEANERS LLC PESFULIS DESPINA Z PESFULIS JOHN D +,		22697		291		06-06-2019		U		I		100		1B		Year		Code		Assessed		Year		Code		Assessed													
		22167		0088		05-10-2018		Q		I		210,000		00		2020		101		131,300		2019		101		95,800													
		14107		0147		04-21-2004		U		I		1		1A				101		67,400				101		65,400													
		04792		0273		07-05-1979		U		I		0						101		6,900				101		12,700													
Total										205600		Total		168100		Total		175200																					
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)																138,900													
0001						101		MF		Appraised Xf (B) Value (Bldg)																0													
																		Appraised Ob (B) Value (Bldg)										6,900											
																		Appraised Land Value (Bldg)										67,400											
																		Special Land Value										0											
																		Total Appraised Parcel Value										213,200											
																		Valuation Method										C											
																		Adjustment																					
																		Net Total Appraised Parcel Value										213,200											
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											
258		09-01-1993		MN		Manual Note		8,000								ROOF SIDE		05-14-2018						333		2		MEASURED											
																		08-26-2010						316		2		MEASURED											
																		01-17-1994						105		15		PERMIT VISIT											
																		05-21-1992						170		3		MEAS+INSPCTD											
																		01-21-1985						500		1		LEFT NOTICE											
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		BUS								20,250 SF		4.38		0.760		3		LAND		1.00		MF		1.00				0		1.000		3.33		67,400	
Total Card Land Units														0.465		AC		Parcel Total Land Area: 0.4649										Total Land Value										67,400	

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	3	GAMBREL			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		76.01
Interior Floor 2	4	CARPET	RCN		198,429
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1900
AC Type	01	NONE	Effective Year Built		1988
Bedrooms	3		Depreciation Code		GD
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	6		Functional Obso		
Bath Style	A	AVERAGE	External Obso		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		138,900
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
04	GARAGE/L			L	320	30.48	1960	60	0.00	AV	A	1.00	5,900
01	SHED/MTL			L	320	5.18	1960	60	0.00	AV	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	968		18.95	18,340	
BNT	BSMT ENTRY	0	40		4.73	189	
EFB	ENCL PORCH	0	186		28.46	5,294	
FFL	1ST FLOOR	976	976		94.54	92,266	
SFL	2ND FLOOR	871	871		94.54	82,340	
Ttl Gross Liv / Lease Area		1,847	3,041	2,099		198,429	

