

Property Location

55 JOHN ST

Map ID

24/ 129/ 26/ /

Bldg Name

State Use

101

Vision ID

1346

Account #

1381

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 11:53:04

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MALONEY NEIL J						Description	Code	Appraised	Assessed												
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	94000	94,000												
						RES LAND	101	84400	84,400												
						RESIDNTL.	101	200	200												
55 JOHN ST		DRAINAGE		VIEW	COMMUNITY																
EAST LONGMEADOW MA 01028		SUPPLEMENTAL DATA																			
		Alt Prcl ID				Received															
		SP Permit				NIA															
		Chapter Land				Field 8															
		OC Dates				Field 9															
		In+Ex FY				Field 10															
GIS ID F_380072_2854292		Mailed				Assoc Pid#															
						Total	178,600	178,600													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
MALONEY NEIL J BOLTON DAVIS B , BOLTON DAVIS B ,		19724	0103	03-12-2013	U	I	125,000	1	Year	Code	Assessed	Year	Code	Assessed							
		19683	0404	02-12-2013	U	I	1	1A	2020	101	89,100	2019	101	86,600							
		02214	0049	12-08-1952	U	I	0			101	84,400		101	81,900							
										101	200		101	200							
						Total	173700	Total	168700	Total	162200										
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)				94,000							
0001						101		MA		Appraised Xf (B) Value (Bldg)				0							
										Appraised Ob (B) Value (Bldg)				200							
										Appraised Land Value (Bldg)				84,400							
										Special Land Value				0							
										Total Appraised Parcel Value				178,600							
										Valuation Method				C							
										Adjustment											
										Net Total Appraised Parcel Value				178,600							
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							
201700215	01-26-2017	21	SIDING	3,000	05-22-2018	100	05-22-2018	REPAIR & REPLAC	05-22-2018			400	15	PERMIT VISIT							
									10-03-2014			317	2	MEASURED							
									11-18-2003			274	3	MEAS+INSPCTD							
									09-06-1991			131	3	MEAS+INSPCTD							
									05-29-1980			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	RC				8,992 SF	9.39	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.39	84,400
Total Card Land Units							0.206	AC	Parcel Total Land Area:				0.2064	Total Land Value							84,400

Property Location 55 JOHN ST
Vision ID 1346

Account # 1381

Map ID 24/ 129/ 26/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	19	RANCH	Basement Floor	14	ASPHL TILE	
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		125.88	
Interior Floor 1	4	CARPET	RCN		149,266	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	1	OIL	Year Built		1952	
Heat Type	1	FORCED H/A	Effective Year Built		1981	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	0		Depreciation %		37	
Extra Fixtures	1		Functional Obsol			
Total Rooms	5		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		63	
Extra Kitchens	0		RCNLD		94,000	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	0	NO	Cost to Cure Ovr Comment			
Frame	1	WOOD				

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
01	SHED/MTL			L	70	5.18	1965	50	0.00	FR	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	864		28.82	24,902
FFL	1ST FLOOR	864	864		143.94	124,364
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