

Property Location

49-51 MAPLESHADE AV

Map ID

25/ 159/ 15/ /

Bldg Name

State Use

104

Vision ID

1548

Account #

1583

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 12:22:10

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
BRACKLEY TINA 38 APPLETON ST SPRINGFIELD MA 01108 GIS ID F_380586_2853138		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	104	174600	174,600												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	104	76200	76,200												
										RESIDNTL.	104	1600	1,600												
		SUPPLEMENTAL DATA								Total				252,400		252,400									
		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)											
BRACKLEY TINA LA FLEUR,JEAN L		17729 03803		0362 0516		04-03-2009 05-24-1973		U U		I I		100 0		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
														2020	104	166,400	2019	104	161,300	2018	104	148,200			
															104	76,200		104	73,900		104	73,900			
															104	1,600		104	1,600		104	1,600			
														Total		244200		Total		236800		Total		223700	
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)								174,600							
0001						104		MA		Appraised Xf (B) Value (Bldg)								0							
										Appraised Ob (B) Value (Bldg)								1,600							
										Appraised Land Value (Bldg)								76,200							
										Special Land Value								0							
										Total Appraised Parcel Value								252,400							
										Valuation Method								C							
										Adjustment															
										Net Total Appraised Parcel Value								252,400							
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											
201702007	07-07-2017	1	PORCH	17,550	03-01-2018	100	03-01-2018	REPLACE FLOORIN	03-01-2018			333	15	PERMIT VISIT											
207	09-29-1997	MN	Manual Note	1,200				DECK	01-13-2017			119	3	MEAS+INSPCTD											
231	09-13-1996	MN	Manual Note	7,600				REROOF	05-17-2004			319	14	INSPECTED											
									03-24-2004			250	22	MAILER SENT											
									10-31-2003			274	2	MEASURED											
									01-20-1998			181	15	PERMIT VISIT											
									12-20-1996			200	15	PERMIT VISIT											
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	104	TWO FAM	RC				9,583 SF	8.83	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	7.95	76,200				
Total Card Land Units							0.220	AC	Parcel Total Land Area:				0.2200	Total Land Value							76,200				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	12	MULTI-CONV	Basement Floor	12	CONCRETE
Model	03	MULTI-FAMILY	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	2.00	
Stories	2.5		Units	2	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	5	ASBESTOS	Code	Description	
Exterior Wall 2			104	TWO FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		79.58
Interior Floor 2			RCN		277,118
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built		1912
AC Type	02	PARTIAL	Effective Year Built		1981
Bedrooms	5		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	10		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	2		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		174,600
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
01	SHED/MTL			L	100	5.18	1973	60	0.00	AV	A	1.00	300
22	WOOD DK			L	64	9.20	2012	60	0.00	AV	A	1.00	400
07	POOLA-C	OB	Outbuildi	L	18	69.00	2012	70	0.00	00	00	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,262		18.08	22,814	
FFL	1ST FLOOR	1,229	1,229		90.53	111,264	
FIN	FINSH AREA	33	33		90.53	2,988	
OPF	OPEN PORCH	0	239		9.09	2,173	
SFL	2ND FLOOR	1,262	1,262		90.53	114,251	
UAT	UNFIN ATTC	0	1,239		18.12	22,452	
WDK	WOOD DECK	0	96		12.26	1,177	
Ttl Gross Liv / Lease Area		2,524	5,360	3,061		277,118	

