

State Use 101
Print Date 11-03-2020 9:19:16 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
FERROS CHUCK 91 ELIZABETH ST FEEDING HILLS MA 01030-160 GIS ID F_379277_2854354												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	132500		132,500													
												RES LAND	101	85900		85,900													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.	101	4200		4,200													
				SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																									
								Total		222,600		222,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
FERROS CHUCK CBATTS PROPERTIES LLC MCCARTHY MICHAEL B				23145	340	03-27-2020	Q	I	245,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				22564	545	02-25-2019	U	I	152,000		1		2020	101	78,600	2019	101	80,600	2018	101	75,800								
				03577	0077	04-02-1971	U	I	0				101	85,900		101	83,300		101	83,300									
											101		4,200		101	4,200		101	4,200										
				Total		0.00							Total	168700	Total		168100		Total		163300								
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 Appraised BLDG. Value (Card) 132,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,200 Appraised Land Value (Bldg) 85,900 Special Land Value 0 Total Appraised Parcel Value 222,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 222,600															
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						101		MA																					
NOTES																													
1918 HOME IN EX COND AFTER TOTAL RENO																													
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	
201901971 149		05-31-2019 06-01-1989		7 MN		REMODEL Manual Note		13,000 32,000		10-11-2019		100		09-13-2019		KITCHEN & BATH-B ADDN		10-11-2019 12-29-2016 05-04-2004 04-02-2004 03-22-2004 04-16-1992 04-01-1992						400 317 318 250 311 131 107		15 2 14 22 2 14 2		PERMIT VISIT MEASURED INSPECTED MAILER SENT MEASURED INSPECTED MEASURED	
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				12,877	SF	6.67	1.000	5	LAND	1.00	MA	1.00			0				1.000	6.67	85,900				
Total Card Land Units								0.296	AC	Parcel Total Land Area: 0.2956								Total Land Value								85,900			

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	15		OLD STYLE				Basement Floor						
Model	01		RESIDENTIAL				Bsmt Garage						
Grade	C		AVERAGE				#Heat Sys	1.00					
Stories	1.75		1 3/4 STORIES				Units	1					
Foundation	3		MASONRY				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	2		PLASTER				Adj Base Rate				88.06		
Interior Floor 1	3		HARDWOOD				RCN				152,296		
Interior Floor 2	4		CARPET				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1918		
Heat Type	1		FORCED H/A				Effective Year Built				2005		
AC Type	03		FULL				Depreciation Code				EX		
Bedrooms	3						Remodel Rating				04		
Full Baths	2						Year Remodeled				2019		
Half Baths	0						Depreciation %				13		
Extra Fixtures	0						Functional Obsol						
Total Rooms	6						External Obsol						
Bath Style	G		GOOD				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	G		GOOD				Overall % Condition				87		
Extra Kitchens	0						RCNLD				132,500		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	0						Misc Imp Ovr Comment						
WS Flues	1						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
03	GARAGE	OB	Outbuildi	L	280	28.18	1940	50	0.00	FR	F	0.90	3,600
02	SHED/FR			L	140	7.48	1940	60	0.00	AV	A	1.00	600
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	528		21.87	11,547			
CFL	CATHEDRAL CE					320	320		112.34	35,950			
CRL	CRAWL					0	320		5.45	1,743			
EFP	ENCL PORCH					0	72		33.29	2,397			
FFL	1ST FLOOR					528	528		108.94	57,520			
TQS	3/4 STORY					396	528		81.70	43,140			
Ttl Gross Liv / Lease Area						1,244	2,296	1,398		152,296			

