

Property Location

12 FORBES HILL RD

Map ID

95/ 41/ 0/ /

Bldg Name

State Use

101

Vision ID

6153

Account #

6236

Bldg #

1

Sec #

1 of 1

Card #

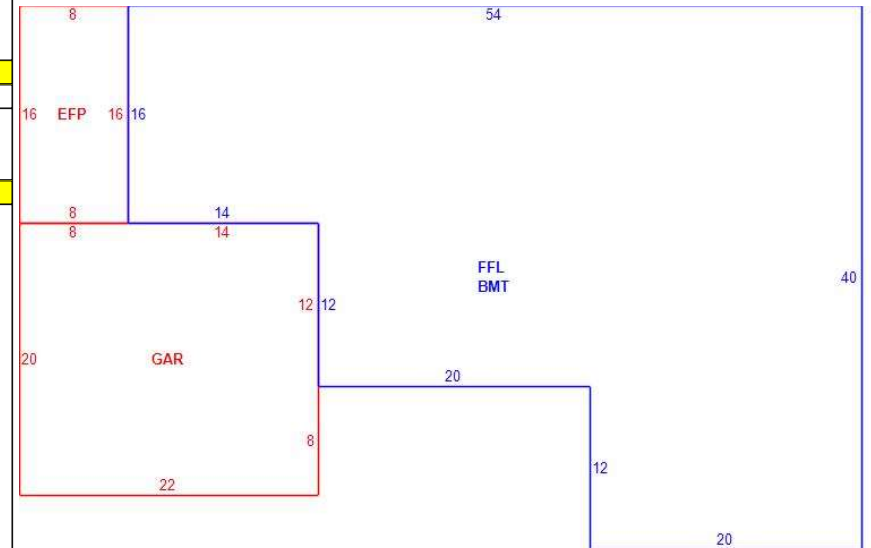
1 of 1

Print Date

11-04-2020 11:14:34

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW																											
FEENEY MARY LE 12 FORBES HILL RD EAST LONGMEADOW MA 01028 GIS ID F_394607_2839562		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code				Appraised		Assessed																							
										RESIDNTL.		101				140700		140,700																							
										RES LAND		101				107600		107,600																							
		DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101				900		900																							
SUPPLEMENTAL DATA										Total		249,200		249,200																											
Alt Prcl ID		SP Permit		Chapter Land		OC Dates		In+Ex FY		Received		NIA		Field 8		Field 9		Field 10																							
Mailed								Assoc Pid#																																	
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
FEENEY MARY LE FEENEY HENRY J + MARY,		18034		0505		10-19-2009		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed															
		02750		0512		06-21-1960		U		I		0				2020		101		133,200		2019		101		129,500															
																101		107,600		2018		101		119,500																	
																101		900				101		104,500																	
Total														Total		241700		Total		234900		Total		224900																	
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)						140,700																									
0001						101		MG		Appraised Xf (B) Value (Bldg)						0																									
										Appraised Ob (B) Value (Bldg)						900																									
										Appraised Land Value (Bldg)						107,600																									
										Special Land Value						0																									
										Total Appraised Parcel Value						249,200																									
										Valuation Method						C																									
										Adjustment																															
										Net Total Appraised Parcel Value						249,200																									
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													
																		04-25-2018						333		2		MEASURED													
																		06-14-2005						274		3		MEAS+INSPCTD													
																		04-18-2000						247		14		INSPECTED													
																		11-22-1991						247		2		MEASURED													
																		10-28-1991						181		3		MEAS+INSPCTD													
																		10-22-1980						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		RA								25,922		SF		3.49		1.190		7		LAND		1.00		MG		1.00				0		1.000		4.15		107,600	
Total Card Land Units										0.595		AC		Parcel Total Land Area: 0.5951										Total Land Value										107,600							

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+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	20	COMP CLAP	Code	Description	Percentage
Exterior Wall 2	9	STONE	101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		94.79
Interior Floor 1	4	CARPET	RCN		246,864
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1960
Heat Type	6	ELECTRC BB	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		140,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		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
02	SHED/FR			L	192	7.48	1962	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,584		23.36	37,000	
EFP	ENCL PORCH	0	128		34.65	4,435	
FFL	1ST FLOOR	1,584	1,584		116.72	184,885	
GAR	GARAGE	0	440		46.69	20,543	
Ttl Gross Liv / Lease Area		1,584	3,736	2,115		246,864	

