

Property Location 42 CAPRI DR		Map ID 44/ 10/ 7/ 1		Bldg Name		State Use 101	
Vision ID 6814		Account # 6934		Bldg # 1		Print Date 11-04-2020 12:53:25	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
WALSH GREGORY C WALSH MELISSA A 42 CAPRI DR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	563600	563,600		
		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	167900	167,900		
		SUPPLEMENTAL DATA									
		Alt Prcl ID SP Permit Chapter Land OC Dates 10/30/2012 In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#		Total		731,500	731,500		
GIS ID F_384734_2840238											

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
WALSH GREGORY C BELLA VISTA LAND HOLDINGS LLC, BVE LLC,		19048	0365	12-21-2011	U	I	159,000	1	Year	Code	Assessed	Year	Code	Assessed
		18724	0379	04-01-2011	U	I	1	1V	2020	101	546,400	2019	101	527,600
		0000	0000		U		0			101	167,900		101	163,100
										Total	714300	Total	690700	Total

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor	
Year	Code	Description	Amount	Code	Description	YEAR	Amount		
Total			0.00						

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	NV

NOTES				
FY2013 SUB 1087 B361 P51-PHASE I				

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	
201200037	04-04-2012	2	DWELLING	357,500				OC 10/30/2012 408	06-29-2019			334	3	MEAS+INSPCTD	
									10-30-2012			400	25	OC VISIT	
									04-27-2012			317	15	PERMIT VISIT	
									04-27-2012			317	2	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	RAA				40,000	SF	2.39	1.750	2	LAND	1.00	NS	1.00		0		1.000	4.18	167,200		
1	101	ONE FAM	RAA				0.100	AC	7,000	1.000	0		1.00	NV	1.00		0		1.000	7,000	700		
Total Card Land Units							1.018	AC	Parcel Total Land Area: 1.0183							Total Land Value							167,900

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Bldg # 1

Bldg Name
Sec # 1 of 1

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State Use 101
Print Date 11-04-2020 12:53:26

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	A-	V GOOD-	#Heat Sys		
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	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	69.37	
Interior Floor 2	4	CARPET	RCN	593,300	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2012	
AC Type	03	FULL	Effective Year Built	2013	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	3		Year Remodeled		
Extra Fixtures	3		Depreciation %	5	
Total Rooms	8		Functional Obsol		
Bath Style	V	VERY GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	95	
Extra Kitchen St			RCNLD	563,600	
FBM Sqft	390		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,950		23.89	46,585	
FFL	1ST FLOOR	1,950	1,950		119.45	232,924	
GAR	GARAGE	0	892		47.81	42,643	
OFP	OPEN PORCH	0	80		11.94	956	
PAT	PATIO	0	434		6.05	2,628	
SFL	2ND FLOOR	1,628	1,628		119.45	194,462	
TQS	3/4 STORY	612	816		89.59	73,102	
Ttl Gross Liv / Lease Area		4,190	7,750	4,967		593,300	

