

Property Location

49 MARCI AV

Map ID

61/ 49/ 32/ /

Bldg Name

State Use

101

Vision ID

4744

Account #

4817

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/4/2021 12:01:22 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW																				
SGUELIA STEPHEN C SGUELIA ELAINE M 49 MARCI AVE EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																					
						RESIDNTL.	101	308400	308,400																					
						RES LAND	101	129100	129,100																					
						RESIDNTL.	101	15400	15,400																					
		DRAINAGE		VIEW	COMMUNITY																									
		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#																								
GIS ID F_389663_2852312						Total				452,900	452,900																			
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																						
SGUELIA STEPHEN C PEOPLES SAVINGS BANK LONE MOHAMMAD A + SHAHLLA PERLIN STEVEN J + BURKE RAYMOND C		10044	0244	10-27-1997	U	I	185,000	1S	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
		09711	0439	12-13-1996	U	I	205,000	1L	2021	101	296,200	2020	101	285,200	2019	101	277,800													
		09077	0365	03-09-1995	U	I	249,000			101	119,500		101	119,500		101	116,300													
		07201	0435	06-23-1989	U	I	345,000			101	15,400		101	15,400		101	15,400													
		05819	0263	05-24-1985	U	I	161,000		Total		431,100	Total		420,100	Total		409,500													
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																														
Nbhd		Nbhd Name		B		Tracing		Batch																						
0001						101		NG																						
NOTES																														
																		Appraised BLDG. Value (Card)										308,400		
																		Appraised Xf (B) Value (Bldg)										0		
																		Appraised Ob (B) Value (Bldg)										15,400		
Appraised Land Value (Bldg)										129,100																				
Special Land Value										0																				
Total Appraised Parcel Value										452,900																				
Valuation Method										C																				
Adjustment																														
Net Total Appraised Parcel Value										452,900																				
BUILDING PERMIT RECORD																														
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result																
201602257	08-01-2016	25	WINDOWS	14,570	04-20-2017	100	04-20-2017	INC ENTRY DOOR	04-20-2017			317	15	PERMIT VISIT																
201602257	08-01-2016	12	REROOF	10,000	04-20-2017	100	04-20-2017		04-13-2012			317	15	PERMIT VISIT																
201102546	09-06-2011	25	WINDOWS	12,369		0			04-25-2008			317	14	INSPECTED																
81	04-01-1988	MN	Manual Note	1,200				5 REPLACEMENT	04-18-2008			317	2	MEASURED																
61	03-01-1987	MN	Manual Note	12,000				ADDITION	07-31-2001			247	3	MEAS+INSPCTD																
								FAM RM	09-18-1992			105	19	NO CHNG@HEAR																
									03-04-1992			170	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				40,000 SF	2.58	1.240	8	LAND	1.00	NG	1.00			0		1.000	3.2	128,000									
1	101	ONE FAM	RA				0.150 AC	7,000	1.000	0		1.00	NG	1.00			0		1.000	7,000	1,100									
Total Card Land Units							1.07 AC	Parcel Total Land Area:							1.07	Total Land Value							129,100							

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	21	SPLIT LEVL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	
Exterior Wall 2	6	STUCCO	101	ONE FAM	Percentage
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	4	CARPET	Adj Base Rate	89.21	
Interior Floor 2	3	HARDWOOD	RCN	411,266	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1978	
AC Type	03	FULL	Effective Year Built	1993	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	25	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	75	
Extra Kitchen St			RCNLD	308,400	
FBM Sqft	1212		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1987	60	0.00	AV	A	1.00	11,300
22	WOOD DK			L	288	9.20	1988	60	0.00	AV	A	1.00	1,600
02	SHED/FR			L	448	7.48	1988	60	0.00	AV	G	1.25	2,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,399		26.11	36,534	
CNP	CANOPY	0	132		6.92	913	
EFP	ENCL PORCH	0	366		39.21	14,353	
FFL	1ST FLOOR	2,473	2,473		130.48	322,672	
LLV	LOWR LEVEL	0	1,025		32.59	33,402	
OPF	OPEN PORCH	0	44		11.86	522	
PAT	PATIO	0	216		6.64	1,435	
WDK	WOOD DECK	0	80		17.94	1,435	
Ttl Gross Liv / Lease Area		2,473	5,735	3,152		411,266	

