

State Use 101
Print Date 11/3/2021 1:48:20 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
OLSON BRUCE R OLSON SUZANNE M 88 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377499_2850322												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		255500		255,500																			
												RES LAND		101		95500		95,500																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		1300		1,300																			
				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		352,300		352,300																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
OLSON BRUCE R BUCKLEY JOSEPH J + ED SPEIGHT CO INC SPEIGHT SPEIGHT				09540 0470		06-28-1996		U		I		185,000		1F		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed					
				07640 0196		02-13-1991		U		I		1		1A		2021		101		245,300		2020		101		236,000		2019		101		229,900					
				06996 0416		10-19-1988		U		I		1		1A				101		88,300				101		88,300				101		85,800					
				06996 0415		10-19-1988		U		I		1		1A				101		1,300				101		1,300				101		1,300					
				05492 0216		08-31-1983		U		I		0		1A																							
				Total												Total		334,900		Total		325,600		Total		317,000											
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 BLDG. Value (Card) 255,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,300 Appraised Land Value (Bldg) 95,500 Special Land Value 0 Total Appraised Parcel Value 352,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 352,300																			
Nbhd				Nbhd Name				B				Tracing				Batch																					
0001								101				MA																									
NOTES																																					
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									
362		12-01-1988		MN		Manual Note		48,000								SFR		07-15-2016		02				317		2		MEASURED									
																		04-01-2004						250		22		MAILER SENT									
																		02-19-2004						311		2		MEASURED									
																		07-01-1991						131		3		MEAS+INSPCTD									
																		01-25-1990						105		16		FIELDREV CHG									
																		01-09-1989						105		15		PERMIT VISIT									
																		06-06-1981						500		14		INSPECTED									
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		RB				19,578 SF		4.88	1.000	5	LAND	1.00	MA	1.00			0				1.000	4.88	95,500												
																		Total Card Land Units 0.45 AC Parcel Total Land Area: 0.45										Total Land Value 95,500									

Property Location 88 MELWOOD AV
 Vision ID 686 Account # 708

Map ID 16/ 16/ 28/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
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	3	GAMBREL		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	94.00	
Interior Floor 2			RCN	315,409	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1988	
AC Type	03	FULL	Effective Year Built	1999	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	19	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	81	
Extra Kitchen St			RCNLD	255,500	
FBM Sqft	672		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	288	7.48	1988	60	0.00	AV	A	1.00	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		24.56	23,573	
FFL	1ST FLOOR	1,240	1,240		122.78	152,241	
GAR	GARAGE	0	528		49.06	25,906	
OFP	OPEN PORCH	0	28		13.15	368	
PAT	PATIO	0	224		6.03	1,351	
SFL	2ND FLOOR	912	912		122.78	111,971	
Ttl Gross Liv / Lease Area		2,152	3,892	2,569		315,409	

