

Property Location

68 MELWOOD AV

Map ID

16/ 12/ 32/ /

Bldg Name

State Use

101

Vision ID

639

Account #

661

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:46:41

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
MANNING RICHARD F 68 MELWOOD AVE EAST LONGMEADOW MA 01028 GIS ID F_377533_2849918		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDNTL.		101		173000		173,000																							
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		105900		105,900																							
										RESIDNTL.		101		400		400																							
SUPPLEMENTAL DATA										Total								279,300		279,300																			
Alt Prcl ID		SP Permit		Chapter Land		OC Dates		In+Ex FY		Received		NIA		Field 8		Field 9		Field 10		Assoc Pid#																			
Mailed																																							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
MANNING RICHARD F		05466 0217		07-14-1983		U		I		67,000				Year		Code		Assessed		Year		Code		Assessed															
												2022		101		155,900		2021		101		149,700		2020		101		144,200											
														101		96,300				101		89,100		101		89,100													
																400		400				101		400		400													
Total										252,600		Total		239,200		Total		233,700																					
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		Tracing		Batch																																	
0001				101		MA																																	
NOTES																																							
Appraised BLDG. Value (Card) 173,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 105,900 Special Land Value 0 Total Appraised Parcel Value 279,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 279,300																																							
BUILDING PERMIT RECORD																																							
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result											
55		03-03-2006		7		REMODEL		28,540								KITCHEN		05-10-2018						333		4		INFO AT DOOR											
100		06-01-1991		MN		Manual Note		20,000								ADDITION		02-01-2008						317		14		INSPECTED											
																		01-18-2008						317		15		PERMIT VISIT											
																		03-26-2007						250		1		LEFT NOTICE											
																		03-23-2007						311		30		NOAH											
																		03-23-2007						311		15		PERMIT VISIT											
																		04-27-2004						317		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								21,827 SF		4.85		1.000		5		LAND		1.00		MA		1.00				0		1.000		4.85		105,900	
Total Card Land Units														0.50		AC		Parcel Total Land Area:				0.50				Total Land Value										105,900			

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	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 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	112.57	
Interior Floor 2	4	CARPET	RCN	247,117	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1969	
AC Type	01	NONE	Effective Year Built	1991	
Bedrooms	2		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	173,000	
FBM Sqft	547		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		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
02	SHED/FR			L	96	7.48	1985	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,368		26.23	35,882	
FFL	1ST FLOOR	1,368	1,368		130.96	179,150	
GAR	GARAGE	0	484		52.49	25,406	
WDK	WOOD DECK	0	256		26.09	6,679	
Ttl Gross Liv / Lease Area		1,368	3,476			247,117	

