

Property Location

144 PATTERSON AV

Map ID

3A/ 47/ 2/ /

Bldg Name

State Use

101

Vision ID

6614

Account #

6723

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 12:14:44

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
KAHI GEORGE J 144 PATTERSON AVE EAST LONGMEADOW MA 01028 GIS ID F_376626_2853349		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDNTL.		101		342,700		342,700																							
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		100,700		100,700																							
		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								443,400		443,400																			
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
KAHI GEORGE J CARABETTA MICHAEL D/B/A,R E M CONST REL ROMAN CATHOLIC BISHOP,		17099		0580		01-03-2008		U		I		397,000		1		Year		Code		Assessed		Year		Code		Assessed													
		15580		0514		12-19-2005		U		I		685,000				2022		101		308,700		2021		101		296,000													
		00000		0000				U				0						101		91,500				101		84,800													
																Total		400,200		Total		380,800		Total		371,600													
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		Tracing		Batch																																	
0001				101		MA																																	
NOTES														SUB DIV 982																									
														Appraised BLDG. Value (Card)										342,700															
														Appraised Xf (B) Value (Bldg)										0															
														Appraised Ob (B) Value (Bldg)										0															
														Appraised Land Value (Bldg)										100,700															
														Special Land Value										0															
														Total Appraised Parcel Value										443,400															
														Valuation Method										C															
														Adjustment																									
														Net Total Appraised Parcel Value										443,400															
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											
201701048		04-12-2017		62		SOLAR		32,032		05-22-2018		100		05-22-2018		SOLAR ON FRONT		05-22-2018						400		15		PERMIT VISIT											
225		07-24-2007		2		DWELLING		160,000								SEE NOTES		06-27-2014						317		2		MEASURED											
																		12-02-2009						317		15		PERMIT VISIT											
																		11-21-2008						317		15		PERMIT VISIT											
																		12-21-2007						317		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		RC								10,000 SF		10.07		1.000		5		LAND		1.00		MA		1.00				0		1.000		10.07		100,700	
Total Card Land Units														0.23		AC		Parcel Total Land Area:				0.23				Total Land Value										100,700			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#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	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	103.88	
Interior Floor 2	4	CARPET	RCN	372,486	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2007	
AC Type	03	FULL	Effective Year Built	2013	
Bedrooms	5		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	4		Depreciation %	8	
Total Rooms	8		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	92	
Extra Kitchen St			RCNLD	342,700	
FBM Sqft			Dep % Ovr		
FBM Quality			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
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2012	92	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	972		27.20	26,441	
CFL	CATHEDRAL CE	130	130		140.49	18,263	
FFL	1ST FLOOR	842	842		136.29	114,758	
GAR	GARAGE	0	484		54.63	26,441	
SFL	2ND FLOOR	1,326	1,326		136.29	180,723	
WDK	WOOD DECK	0	216		27.13	5,861	
Ttl Gross Liv / Lease Area		2,298	3,970			372,486	

