

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
GELIN EUGENE O GELIN FAINA 15 BOULDER ST SPRINGFIELD MA 01108 GIS ID F_374634_2852558												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	239500		239,500												
												RES LAND		101	115100		115,100												
				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#																					
										Total				354,600		354,600													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
GELIN EUGENE O TORINO THERESA I +, ROTSTEIN NESTOR A + WARD JOSEPH E SHAPIRO				28244		LC		01-21-1998		U		I		135,000		1B		Year		Code		Assessed		Year		Code		Assessed	
				LC02-		0000		02-28-1996		U		I		131,000				2023		101		223,200		2022		101		202,400	
				LCO2		0000		10-02-1991		U		I		145,000						101		104,600				101		94,200	
				LC02-		0000		05-11-1988		U		V		100															
				00000		0000				U				0				Total		327,800		Total		296,600		Total		281,700	
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																									
ASSESSING NEIGHBORHOOD																													
Nbhd				Nbhd Name								Tracing				Batch													
0001												101				NA													
NOTES																													

Property Location 15 BOULDER ST
 Vision ID 2609 Account # 2655

Map ID 3/ 56/ 4/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11/13/2023 11:27:54 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		123.83
Interior Floor 1	4	CARPET	RCN		299,414
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1988
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	2		Depreciation %		20
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		80
Extra Kitchens	0		RCNLD		239,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	702		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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		0.00	2018	80	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		28.72	26,880	
EFB	ENCL PORCH	0	192		71.87	13,799	
FFL	1ST FLOOR	936	936		143.74	134,542	
GAR	GARAGE	0	484		57.62	27,886	
OPF	OPEN PORCH	0	78		14.74	1,150	
SFL	2ND FLOOR	650	650		143.74	93,432	
WDK	WOOD DECK	0	60		28.75	1,725	
Ttl Gross Liv / Lease Area		1,586	3,336			299,414	

