

Property Location

137 MAPLESHADE AV

Map ID

36/ 87/ 0/ /

Bldg Name

State Use

101

Vision ID

3020

Account #

3070

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:34:51

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
THRALL AMY 137 MAPLESHADE AV EAST LONGMEADOW MA 01028 GIS ID F_382229_2853478						Description	Code	Appraised	Assessed														
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	139100	139,100															
					RES LAND	101	113000	113,000															
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	500	500															
SUPPLEMENTAL DATA					Total					252,600	252,600												
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
THRALL AMY KIRCHNER DOMINIC II TR RYAN FRANCINE M RYAN FRANCINE M + ROSEMAR SAPELLI	25088	0074	07-21-2023	Q	V	275,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
	24790	0021	11-02-2022	U	I	123,255	1	2023	101	65,300	2022	101	58,300	2021	101	56,000							
	08371	0386	03-31-1993	U	I	1	1A		101	103,000		101	93,400		101	86,600							
	06857	0109	06-03-1988	U	I	118,000			101	1,500		101	1,500		101	1,500							
	05478	0507	08-05-1983	U	I	41,000		Total		169,800	Total		153,200	Total		144,100							
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								APPRAISED VALUE SUMMARY															
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)															
0001				101		MA		Appraised Xf (B) Value (Bldg)															
								Appraised Ob (B) Value (Bldg)															
								Appraised Land Value (Bldg)															
								Special Land Value															
								Total Appraised Parcel Value															
								Valuation Method															
								Adjustment															
								Net Total Appraised Parcel Value															
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									
B-23-97	02-14-2023	21	SIDING	12,000	03-16-2023	100		BASED ON MLS NEW WINS, KIT-BT	08-01-2019			334	2	MEASURED									
202203214	12-14-2022	7	REMODEL	46,000	03-16-2023	100			12-06-2013				317	14	INSPECTED								
									11-18-2013				317	2	MEASURED								
									12-19-2002				274	14	INSPECTED								
									12-04-2002				250	22	MAILER SENT								
									12-03-2002				274	2	MEASURED								
									02-26-1992				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	3.12	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	2.81	112,400	
1	101	ONE FAM	RA				0.080 AC	7,000.00	1.000	0		1.00	MA	1.00			0			1.000	7,000	600	
Total Card Land Units							1.00 AC	Parcel Total Land Area:							1.00	Total Land Value							113,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	134.92	
Interior Floor 2	6	CERAMIC TL	RCN	159,861	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1920	
AC Type	01	NONE	Effective Year Built	2008	
Bedrooms	2		Depreciation Code	EX	
Full Baths	1		Remodel Rating	03	
Half Baths	0		Year Remodeled	2022	
Extra Fixtures	0		Depreciation %	13	
Total Rooms	4		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	87	
Extra Kitchen St	N	NONE	RCNLD	139,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	0		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	64	12.00	2002	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	816		30.50	24,888	
FFL	1ST FLOOR	816	816		152.68	124,591	
OFP	OPEN PORCH	0	40		15.27	611	
WDK	WOOD DECK	0	322		30.35	9,772	
Ttl Gross Liv / Lease Area		816	1,994			159,861	

