

Property Location

64 PLEASANT ST

Map ID

38/ 1/ A/ /

Bldg Name

State Use

101

Vision ID

3075

Account #

3125

Bldg #

1

Sec #

1 of 1

Card #

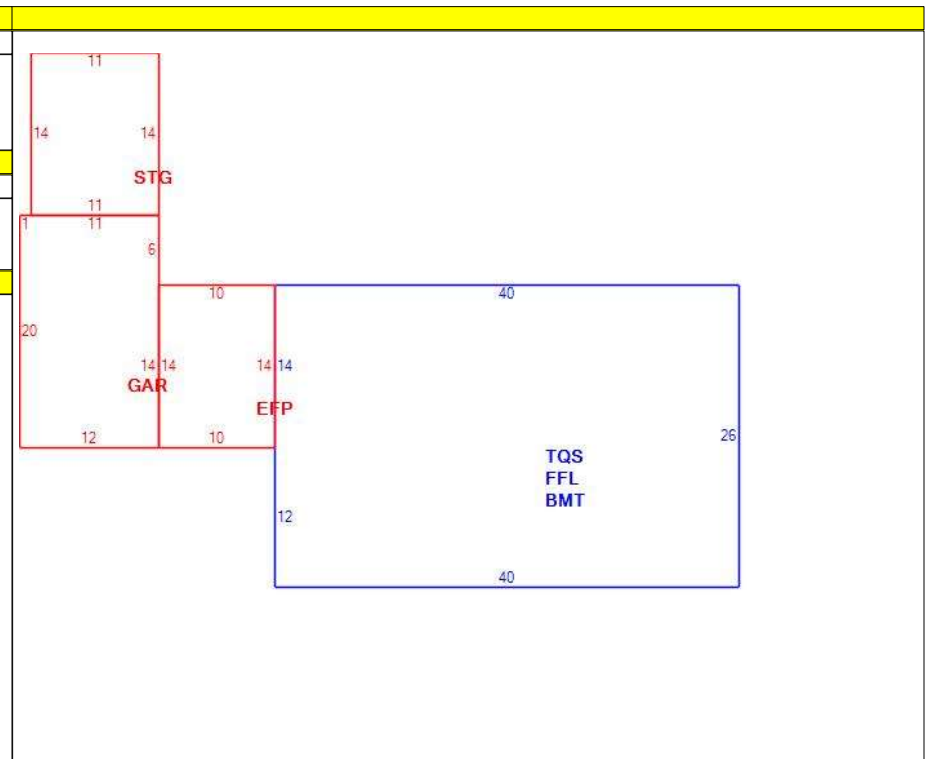
1 of 1

Print Date

11/14/2023 12:44:28

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
TOMROC HOLDINGS LLC 40 ISLAND POND RD SPRINGFIELD MA 01118 GIS ID F_382476_2850404		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDENTL.	101	205400	205,400												
						RES LAND	101	101300	101,300												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA				Total				306,700	306,700										
		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)													
TOMROC HOLDINGS LLC		20229	0536	03-26-2014	U	I	120,000	1L	Year	Code	Assessed	Year	Code	Assessed							
FEDERAL NATIONAL MORTGAGE ASSOCIA		20062	0041	10-17-2013	U	I	153,221	1L	2023	101	187,800	2022	101	167,400							
CARLSON CHRISTINA LYNN		09252	0343	09-18-1995	U	I	1	1A		101	92,300		101	83,900							
CARLSON ROBERT H		07614	0464	12-28-1990	U	I	1	1A					101	77,600							
CARLSON HARRY O		01657	0070	06-07-1938	U	I	0		Total		280,100	Total		251,300							
									Total			Total		237,700							
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 205,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 101,300 Special Land Value 0 Total Appraised Parcel Value 306,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 306,700												
Total																					
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing		Batch															
0001				101		MA															
NOTES																					
SUB DIV #621 4/17/2015 2ND FL = 2 BR & FULL BATH PER RENTER.																					
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							
201401835	06-02-2014	4	ADDITION	46,500	04-17-2015	100	04-17-2015	24X39 DORMER FI	04-17-2015			317	15	PERMIT VISIT							
245	07-26-2010	54	FENCE	0				NVC MOVE EXISTI	01-27-2012			317	16	FIELDREV CHG							
									12-20-2010			317	15	PERMIT VISIT							
									10-05-2010			311	2	MEASURED							
									03-07-1992			107	3	MEAS+INSPCTD							
									09-19-1980			500	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				13,959 SF	8.07	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	7.26	101,300
Total Card Land Units							0.32	AC	Parcel Total Land Area: 0.32							Total Land Value					101,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	120.73	
Interior Floor 1	3	HARDWOOD	RCN	293,367	
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built	1939	
Heat Type	5	STEAM	Effective Year Built	1991	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	30	
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	70	
Extra Kitchens	0		RCNLD	205,400	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	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

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,040		26.01	27,048
FFP	ENCL PORCH	0	140		65.02	9,103
FFL	1ST FLOOR	1,040	1,040		130.04	135,240
GAR	GARAGE	0	240		52.02	12,484
STG	STORAGE	0	154		52.35	8,062
TQS	3/4 STORY	780	1,040		97.53	101,430
Ttl Gross Liv / Lease Area		1,820	3,654			293,367

