

Property Location
Vision ID

46 FOREST HILLS RD
4394

Account #
4463

Map ID
58/ 30/ 0/ /

Bldg #
1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/14/2023 7:03:39 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
UNDERHILL GARY R UNDERHILL FLORENCE E 46 FOREST HILLS RD EAST LONGMEADOW MA 01028 GIS ID F_388450_2858375		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	194000	194,000		
						RES LAND	101	136600	136,600		
						RESIDNTL.	101	1000	1,000		
		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		331,600	331,600		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
UNDERHILL GARY R UNDERHILL GARY R UNDERHILL ROBERT J TR HEIRS AND DEV UNDERHILL ROBERT J UNDERHILL ROBERT J +,		21342	0277	09-02-2016	U	I	100,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		21342	0275	09-02-2016	U	I	100	1A	2023	101	178,100	2022	101	160,200	2021	101	153,600
		20619	0555	03-10-2015	U	I	100	1A			124,300			112,000			103,800
		10446	0310	09-15-1998	U	I	1	1A			600			600			600
		02079	0359	10-17-1950	U	I	0		Total		303,000	Total		272,800	Total		258,000

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor	
Year	Code	Description	Amount	Code	Description	YEAR	Amount		
Total									

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	Tracing	Batch
0001		101	MG

NOTES			

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-23-572	08-11-2023	25	WINDOWS	19,950		0		5 WINDOWS	04-20-2017			317	15	PERMIT VISIT
B-23-503	07-11-2023	91	INSULATION	7,000		0			04-06-2015			317	15	PERMIT VISIT
201601451	04-26-2016	25	WINDOWS	11,900	04-20-2017	100	04-20-2017	INC WINDOWS	09-12-2008			317	3	MEAS+INSPCTD
201500399	02-26-2015	91	INSULATION	1,533		0			10-16-2001			247	14	INSPECTED
201500221	01-26-2015	21	SIDING	20,308	04-06-2015	100	04-06-2015		10-13-2001			250	22	MAILER SENT
									10-01-2001			247	2	MEASURED
									03-03-1992			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				16,423 SF	6.93	1.200	7	LAND	1.00	MG	1.00			0		1.000	8.32	136,600		
Total Card Land Units							0.38	AC	Parcel Total Land Area: 0.38							Total Land Value							136,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	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		119.80
Interior Floor 2	4	CARPET	RCN		340,335
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1951
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	3		Depreciation Code		AV
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		57
Extra Kitchen St			RCNLD		194,000
FBM Sqft	453		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		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
02	SHED/FR			L	96	12.00	1965	60	0.00	AV	A	1.00	700
02	SHED/FR			L	88	12.00	1960	30	0.00	PR	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	905		29.43	26,632	
BNT	BSMT ENTRY	0	20		7.36	147	
EFB	ENCL PORCH	0	84		73.57	6,180	
FFL	1ST FLOOR	980	980		147.14	144,197	
GAR	GARAGE	0	280		58.86	16,480	
OPF	OPEN PORCH	0	63		14.01	883	
OSP	SCRN PORCH	0	96		21.46	2,060	
PAT	PATIO	0	348		7.19	2,501	
SFL	2ND FLOOR	960	960		147.14	141,254	
Ttl Gross Liv / Lease Area		1,940	3,736			340,335	

