Property Location 85 AVERY ST | Map ID 4/ 10/ 0/ / | Bldg Name | State Use 101
Vision ID 3358 | Account # 3413 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/21/2024 11:31:50 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
MORAES DEIRDRE				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
85 AVERY ST				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_375494_2852065

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	183600	183,600
RES LAND	101	113800	113,800
RESIDNTL.	101	900	900
Total		298,300	298,300

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
MORAES DEIRDRE	22162	0147	05-07-2018	Q	I	230,000	00
MILO MICHELLE B	21727	0580	06-19-2017	Q	I	230,000	00
TRASE EUGENE V	16055	0002	07-13-2006	U	I	238,000	
ROWAN,ROBERT T JR	14083	0555	04-08-2004	U	I	195,900	
CAVA,PATRICIA ANN	03342	0249	06-10-1968	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2024	101	169,500	2023	101	155,500	2022	101	138,100
	101	113,800		101	102,500		101	92,600
	101	900		101	500		101	500
	Total	284,200		Total	258,500		Total	231,200

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	NA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	183,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	900
Appraised Land Value (Bldg)	113,800
Special Land Value	0
Total Appraised Parcel Value	298,300
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	298,300

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B-23-659	09-24-2023	62	SOLAR	14,060	06-06-2024	100	03-15-2024	10 PANELS
B-23-592	08-24-2023	62	SOLAR	19,275		0		WITHDRAWN -SEE
202103019	10-15-2021	91	INSULATION	5,586		0		WITHDRAWN 12/9/2

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
06-06-2024			450	15	PERMIT VISIT
07-05-2019			334	3	MEAS+INSPCTD
06-26-2017			317	3	MEAS+INSPCTD
03-30-2004			311	3	MEAS+INSPCTD
04-27-1992			131	14	INSPECTED
04-22-1992			107	22	MAILER SENT
08-31-1990			131	2	MEASURED

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	RB				28,314	SF	4.25	1.050	6	LAND	0.90	NA	1.00	TOP2		0			1.000	4.02	113,800
Total Card Land Units							0.65	AC	Parcel Total Land Area:			0.65										Total Land Value	113,800

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	19	RANCH
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.00	1 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	6	CERAMIC TL
Heat Fuel	1	OIL
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	1	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	5	
Bath Style	G	GOOD
Half Bath Style	N	NONE
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St	N	NONE
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues	0	

CONSTRUCTION DETAIL (CONTINUED)

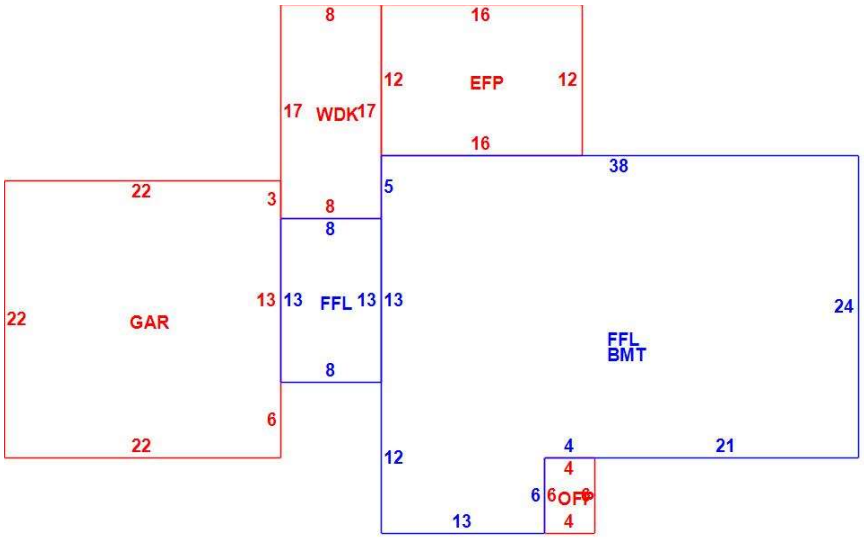
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage	0	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	147.76
RCN	262,329
Net Other Adj	
Year Built	1950
Effective Year Built	1991
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	183,600
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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	120	12.00	1985	60	0.00	AV	A	1.00	900
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2024	70	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	990		32.57	32,242
EFP	ENCL PORCH	0	192		81.42	15,632
FFL	1ST FLOOR	1,094	1,094		162.84	178,143
GAR	GARAGE	0	484		65.27	31,590
OFP	OPEN PORCH	0	24		13.57	326
WDK	WOOD DECK	0	136		32.33	4,397
	Ttl Gross Liv / Lease Area	1,094	2,920			262,329