

Property Location 218 ALLEN ST
 Vision ID 5219

Account # 5296

Map ID 72/ 12/ 3/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 959R
 Print Date 11/22/2024 12:18:05

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				
CIL REALTY OF MASSACHUSETTS I 57 CHARTER OAK AV SUITE A HARTFORD CT 06106						Description	Code	Appraised	Assessed	1006 EAST LONGMEADOW
		TOPO WET	EASEMENT	TRAFFIC	CORNER	EXEMPT	959	258400	258,400	
		DRAINAGE		VIEW	COMMUNITY	EXM LAND	959	122100	122,100	
						EXEMPT	959	1200	1,200	
SUPPLEMENTAL DATA						Total		381,700	381,700	
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)								
CIL REALTY OF MASSACHUSETTS INC YABLUM BENCYON HEIRS OF	07927	0215	02-03-1992	U	I	157,000		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
	02929	0358	01-15-1963	U	I	0		2024	959	238,100	2023	959	201,300	2022	959	182,100
									959	122,100		959	110,900		959	105,700
									959	1,200		959	900		959	900
								Total		361,400	Total		313,100	Total		288,700

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															

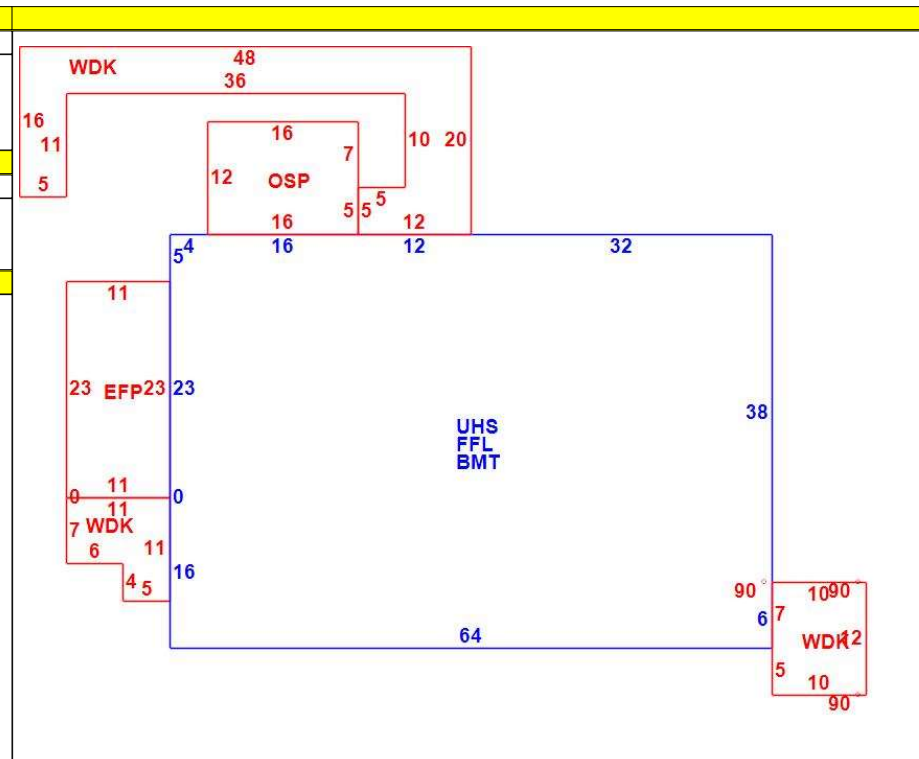
ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY									
Nbhd	Nbhd Name	Tracing	Batch										
0001		959	MA										

NOTES										VISIT / CHANGE HISTORY					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result	
SUB DIV #634 +644										06-30-2023			333	15	PERMIT VISIT
B-23-216	03-30-2023	33	WCHAIR RAMP	24,000	06-30-2023	100	06-30-2023		06-17-2016			317	15	PERMIT VISIT	
B-23-55	01-25-2023	7	REMODEL	17,499	06-30-2023	100	06-30-2023	REMODL BTH W/ S	05-01-2015			317	15	PERMIT VISIT	
201502922	11-15-2015	1	PORCH	32,000	06-17-2016	100	06-17-2016	SUNROOM W/DEC	05-09-2014			317	15	PERMIT VISIT	
201301610	04-30-2013	GEN	GENERATOR	23,048	05-09-2014	100	05-09-2014		06-07-2013			317	15	PERMIT VISIT	
126	05-17-2002	8	RENOVATION	47,000				KTCHN & BTH; ADD	06-10-2004			303	3	MEAS+INSPCTD	
75	04-18-2000	33	WCHAIR RAMP	4,000				NVC	02-20-2003			274	4	INFO AT DOOR	
40	03-01-1992	MN	Manual Note	20,000				REMODEL							

LAND LINE VALUATION SECTION														Special Pricing		Size A	Adj Unit Pric	Land Value		
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes					
1	959R	CHAR-HOUSI	RA				40,000 SF	3.69	1.000	5	LAND	0.81	MA	1.00	TOP2/CLOC	0		1.000	2.99	119,600
1	959R	CHAR-HOUSI	RA				0.700 AC	7,000.00	1.000	0		0.50	MA	1.00	TOP4	0		1.000	3,500	2,500

Total Card Land Units							1.62	AC	Parcel Total Land Area: 1.62				Total Land Value							122,100
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	Percentage
Exterior Wall 2			959R	CHAR-HOUSING	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		100.15
Interior Floor 1	3	HARDWOOD	RCN		487,476
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1973
Heat Type	3	FORCED H/W	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	2		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		10
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		53
Extra Kitchens	1		RCNLD		258,400
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		Cost to Cure Ovr Comment		
WS Flues	0				



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
14	SCRN HSE			L	85	20.00	1995	70	0.00	GD	A	1.00	1,200
GEN	GENERATO			B	1	0.00	1980	53	1.00	00	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	2,816		21.62	60,880
EFP	ENCL PORCH	0	253		54.28	13,733
FFL	1ST FLOOR	2,816	2,816		108.14	304,510
OSP	SCRN PORCH	0	192		16.33	3,136
UHS	UNFIN HALF STORY	0	2,816		32.45	91,375
WDK	WOOD DECK	0	642		21.56	13,841
Ttl Gross Liv / Lease Area		2,816	9,535			487,476

