

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
WILSON E DAVID TR 581 RIDGE RD WILBRAHAM MA 01095 GIS ID F_393031_2848207												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	304100			304,100													
												RES LAND		101	147400			147,400													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	4300			4,300													
				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										455,800			455,800														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
WILSON E DAVID TR SEARS,WILLIAM C DOWD,LAURA DOWD,JAMES D SULLIVAN,KELLY L				18018 0433		10-06-2009		U		I		360,000		1		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed				
				15839 0371		04-14-2006		U		I		329,900				2024		101	281,500	2023		101	262,300	2022		101	239,700				
				13956 0029		02-10-2004		U		I		1		1				101	147,400			101	133,900			101	120,600				
				12550 0531		09-06-2002		U		I		270,000						101	4,300			101	3,000			101	3,000				
				12485 0189		07-26-2002		U		I		1		1		Total		433,200	Total		399,200	Total		363,300							
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																															
Nbhd				Nbhd Name								Tracing				Batch															
0001												101				NG															
NOTES																															

Property Location 51 SANFORD ST
Vision ID 5967 Account # 6049

Map ID 89/ 5/ 1/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/22/2024 3:26:47 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor		
Grade	C+	AVG. (+)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	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	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		129.74
Interior Floor 2	6	CERAMIC TL	RCN		384,886
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1987
AC Type	03	FULL	Effective Year Built		2000
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		21
Total Rooms	8		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		79
Extra Kitchen St			RCNLD		304,100
FBM Sqft	787		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues			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
01	SHED/MTL			L	64	10.00	2015	60	0.00	AV	A	1.00	400
01	SHED/MTL			L	64	10.00	2015	60	0.00	AV	A	1.00	400
22	WOOD DK			L	240	15.00	2015	60	0.00	AV	A	1.00	2,200
07	POOLA-C	OB	Outbuildi	L	27	69.00	2015	70	0.00	GD	A	1.00	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	984		32.31	31,791	
FFL	1ST FLOOR	1,103	1,103		161.38	178,000	
GAR	GARAGE	0	508		64.49	32,760	
OFP	OPEN PORCH	0	124		15.62	1,937	
SFL	2ND FLOOR	825	825		161.38	133,137	
WDK	WOOD DECK	0	224		32.42	7,262	
Ttl Gross Liv / Lease Area		1,928	3,768			384,886	

