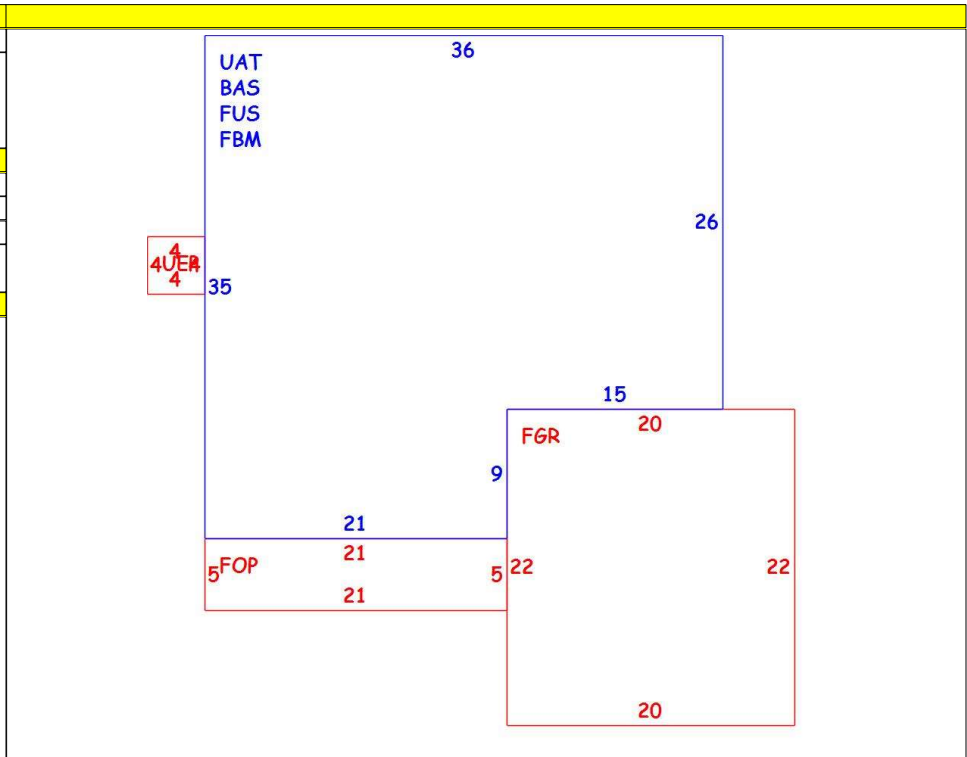


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				601 AMHERST, MA VISION							
FAN, YANKHUA & ISAYEVA, MARINA C/O AMBLER JAMES S & BETTY S 130 FEARING ST AMHERST MA 01002						ASH Type Desc	ASH Co	ASH Assessed	ASH Assessed								
						RESIDENTL RES LAND	1010 1010	437,500 202,800	437,500 202,800								
SUPPLEMENTAL DATA						Total		640,300	640,300								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
AMBLER JAMES S & BETTY S		15173 45	07-01-2024	Q	I	700,000	00	FY	ASH C	ASH Assesse	FY	ASH C	Assessed V	FY	ASH C	ASH Assesse	
FAN, YANKHUA & ISAYEVA, MARINA		11456 0192	09-10-2013	Q	V	140,000	1P	2024	1010	382,400	2023	1010	338,100	2022	1010	300,200	
KH AMHERST PE LLC		10960 0107	06-29-2012	U	V	429,000	10		1010	191,300			173,900		1010	158,100	
Total								573,700		Total		512,000		Total		458,300	
EXEMPTIONS			OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
EXE Yr	Ex Cod	Exemption Type	EXE Amount	Other	Other Descr	Other #	Other \$	Com Int									
2024	ER	OWNER OCCUPIED	0.00														
Total			0.00														
ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY											
Nbhd	Nbhd Name	PRC Sub Div	Tracing #	Batch													
CE																	
NOTES																	
NEW PARCEL FY 2014 OUT OF 11C-58 DWB 01/02/2013 ANR 2013-00007/M15288																	
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY							
Permit Id	BPE Issue	Permit T	BPE Desc	BPE Amoun	Insp Date	% Comp	BPE Date C	BPE Notes			Date	Id	Type	Is	Cd	Purpost/Result	
GAS15-008	10-07-2014	PL		0		0		RANGE, FURNACE, WTR			08-28-2024	KM	01	1	45	Sales Reinspection	
PLM15-007	08-13-2014	PL	Plumbing	0		0		HTR			05-27-2015	LT			03	Building Permit Review	
ELE14-0932	06-27-2014	EL	Electric	0		0		TUB, 2SHWR, 4LAV, 3TOILET			06-23-2014	LT			03	Building Permit Review	
ELE14-0773	05-13-2014	EL	Electric	0		0		S, KIT SINK, WASHER			05-06-2014	LT			04	Building Permit Review Est	
BLD14-034	04-02-2014	NC		250,000		0		WIRE NEW SFD TEMP SERVICE FOR NC SFD, 2STRY COL, 4BDRM, 3B									
LAND LINE VALUATION SECTION																	
B	Use	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment		Adj Unit P	Land Value	
1	1010	SFD	RG10		12,000 SF	15.33	1.10000	7	1.00	CE	1.000	ANR 2013-00007/M15288			1.0000	202,300	
1	1010	SFD	RG11		3,581 SF	0.14	1.00000	0	1.00	CE	1.000				1.0000	500	
Total Card Land Units					0.36 SF	Parcel Total Land Area					0.36	Total Land Value					202,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	03	Colonial			
Model	01	Residential			
Grade:	12	B+			
Stories:	2				
Occupancy	1				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F GlS/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2	11	Ceram Clay Til			
Heat Fuel	03	Gas			
Heat Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Total Bedrooms	04	4 Bedrooms			
FBth:	3				
HBth:	0				
Total Xtra Fixtrs	2				
Total Rooms:	7				
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
Foundation	05	Slab			
CONDO DATA					
PID Complex		C	Owne		
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
COST / MARKET VALUATION					
Building Value New			444,133		
Year Built			2014		
Effective Year Built					
Depreciation Code			GD		
Remodel Rating					
Year Remodeled					
Depreciation %			2		
Functional Obsol					
External Obsol					
Trend Factor			1		
Condition					
Condition %					
Percent Good			98		
RCNLD			435,300		
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	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FLUG	Gas No Flue	B	1	2200.00	2015		98		0.00	2,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,125	1,125	1,125	155.89	175,377	
FBM	Basement, Finished	0	1,125	394	54.60	61,421	
FGR	Garage, Finished	0	440	176	62.36	27,437	
FOP	Porch, Open, Finished	0	105	21	31.18	3,274	
FUS	Upper Story, Finished	1,125	1,125	1,013	140.37	157,917	
UAT	Attic, Unfinished	0	1,125	113	15.66	17,616	
UEP	Porch, Enclosed, Unfinished	0	16	7	68.20	1,091	
Ttl Gross Liv / Lease Area		2,250	5,061	2,849		444,133	

