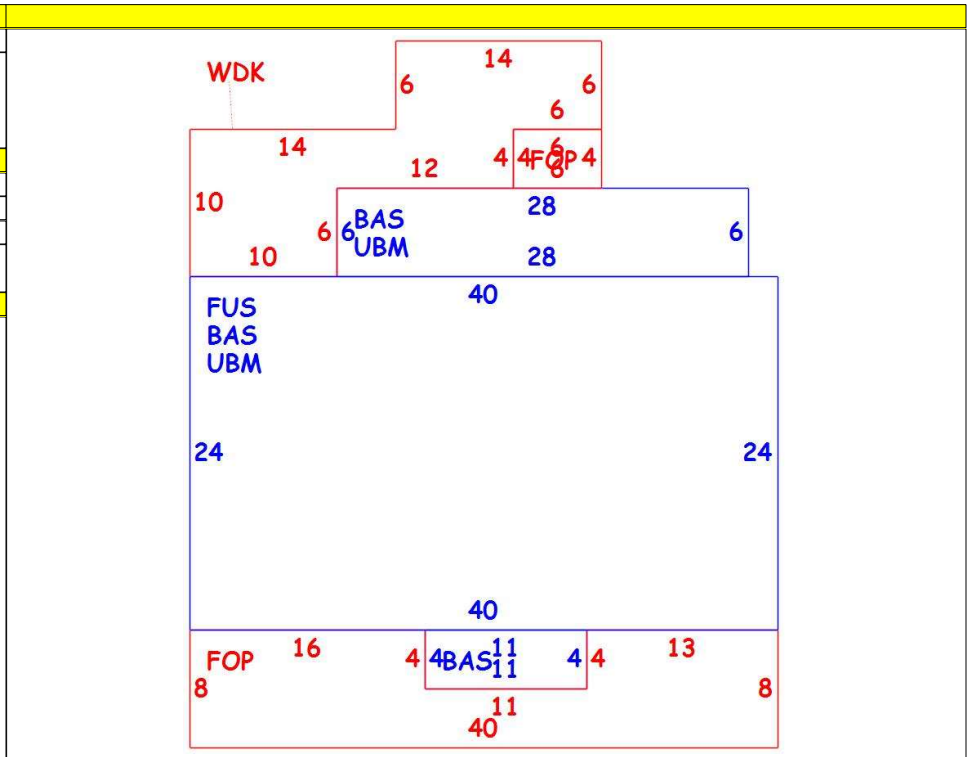


CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				601 AMHERST, MA							
COLLEGE STREET 1957 LLC C/O VALLEY PROPERTY MANAGEMEME PO BOX 3649 AMHERST MA 01004			2 Public Water 3 Public Sewer			ASH Type Desc RESIDENTL RES LAND	ASH Co 1010 1010	ASH Assessed 340,300 331,800	ASH Assessed 340,300 331,800			VISION					
SUPPLEMENTAL DATA						Total											
Alt PCL ID 11C000058 Calc Front 113.1 Prc_Usrfld Prc_Usrfld BIDIN BIDOUT GIS ID F_378921_2965707		Precinct Vote At Tenant Parent PRC Creat Assoc PID#		Total				672,100	672,100								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
COLLEGE STREET 1957 LLC KH AMHERST PE LLC BONIS, MICHAELA & SUSAN A SIMONSON, NORMAN R SIMONSON,NORMAN R&ROSENKRANZ,R		14269 10960 8836 3793 2105	140 0127 0227 0028 0228	09-16-2021 06-29-2012 08-14-2006 09-13-1991 06-26-1979	U Q Q U U	I I I I I	100 429,000 475,000 1 69,000	1B 00 00 1A 1G	FY	ASH C	ASH Assesse	FY	ASH C	Assessed V	FY	ASH C	ASH Assesse
								2024	1010 1010	322,300 313,000	2023	1010 1010	276,700 284,600	2022	1010 1010	247,400 258,700	
		Total						Total		635,300	Total		561,300	Total		506,100	
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									
2021	NO	NOT OWNER OCCUP	0.00														
Total			0.00														
ASSESSING NEIGHBORHOOD																	
Nbhd		Nbhd Name		PRC Sub Div		Tracing #		Batch									
CE																	
NOTES																	
INTERIOR ALTERATIONS 1978 W-O BASEMENT CG DEPR FY97																	
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	
B20210245	10-02-2020			12,900				REPLACE ROOF,STRIP OFF ASPHALT SHINGLES, INSTALL I&W ON LOW			08-20-2009	LT			46	Review From Sales Data S	
BLD15-001	07-01-2014	RE	Remodel	400		0		REPR POST & DECK			04-19-2007	LT			45	Sales Reinspection	
GAS07-006	10-05-2006	PL	Plumbing	0				RANGE,BOILER,DRYER			02-08-2007	LT			01	Estimate	
BLD07-017	09-08-2006	RE	Remodel	13,172				REPL WINDOWS			10-18-2005	RD			15	Drive By Field Review	
BLD06-232	08-26-2005	RE	Remodel	0				TEMP TENT			08-28-2000	DB			10	Refusal Letter Request No	
ELE03-674	06-16-2003	EL	Electric	0							04-24-1996	EB					
BLD01-542	05-01-2001	RE	Remodel	10,000							11-25-1990	G					
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	1.80000	9	1.00	CE	1.000					1.0000	331,000
1	1010	SFD	RG11		5,907 SF	0.14	1.00000	0	1.00	CE	1.000					1.0000	800
Total Card Land Units					0.41 SF	Parcel Total Land Area					0.41	Total Land Value					331,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	16	Dutch Colonial			
Model	01	Residential			
Grade:	14	A			
Stories:	2	2 Stories			
Occupancy	1				
Exterior Wall 1	17	Stucco/Masonry			
Exterior Wall 2					
Roof Structure:	07	Gambrel			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	03	Plaster/Skimc			
Interior Wall 2					
Interior Flr 1	12	Hardwood			
Interior Flr 2	09	Pine/Soft Wood			
Heat Fuel	06	Propane Gas			
Heat Type:	05	Hot Water			
AC Type:	01	None			
Total Bedrooms	04	4 Bedrooms			
FBth:	2				
HBth:	0				
Total Xtra Fixtrs					
Total Rooms:	9	9 Rooms			
Bath Style:	02	Average			
Kitchen Style:	02	Modern			
Foundation					

CONDO DATA			
PID Complex		C	Ownr 0.0
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			

COST / MARKET VALUATION	
Building Value New	472,575
Year Built	1910
Effective Year Built	
Depreciation Code	AV
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	70
RCNLD	330,800
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
FPL3	Fireplace 2 St	B	2	4500.00	1987		70		0.00	6,300
SHD1	Shed Frame	L	288	8.00	1985		50		0.00	1,200
SHD1	Shed Frame	L	336	8.00	1985		75		0.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,172	1,172	1,172	201.52	236,187
FOP	Porch, Open, Finished	0	300	60	40.30	12,091
FUS	Upper Story, Finished	960	960	864	181.37	174,117
UBM	Basement, Unfinished	0	1,128	226	40.38	45,545
WDK	Deck, Wood	0	232	23	19.98	4,635
Ttl Gross Liv / Lease Area		2,132	3,792	2,345		472,575

