Property Location: 170 EAST HADLEY RD #117 | **MAP ID:** 16D/ 117/ 14/ / | **Bldg Name:** | **State Use:** 1020

Vision ID: 5676 | **Account #** | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/11/2015 10:30

CURRENT OWNER

MEH REALTY LLC

138 WABAN AVE

NEWTON, MA 02468-2111

Additional Owners:

TOPO.	UTILITIES	STRT./ROAD	LOCATION

SUPPLEMENTAL DATA

Other ID:	BROOK UNIT 117	Precinct	
Calc Frontag		Vote At	
	YES	Tenant	
		Parent	
BIDIN		Created	
BIDOUT			
GIS ID:	16D-117-14	ASSOC PID#	

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL	1020	126,600	126,600
		Total	126,600	126,600

601 AMHERST, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
MEH REALTY LLC	7741/ 82	04/01/2004	Q	I	115,000	00
ALEKS, JAMES W, MARK D & BENJAMIN F	7364/ 76	08/01/2003	Q	I	110,000	00
ALOISI, BARRY	5997/ 289	08/02/2000	Q	V	75,000	00
ALSAIF, MOHAMMED	4713/ 142	08/07/1995	Q	I	53,900	00
ERCOLINI, ROBERT TRUSTEE	3239/ 323	08/23/1988	U	I	0	1N
ERCOLINI, ROBERT TRUSTEE	2518/ 339	12/04/1984	U	I	0	1N

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	1020	126,600	2015	1020	126,600	2014	1020	126,600
	Total:	126,600		Total:	126,600		Total:	120,000

EXEMPTIONS

Year	Type	Description	Amount
2008	NO	NOT OWNER OCCUP	0.00
		Total:	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

NOTES

FY94 ABATEMENT -

CORRECTED FOR CONDO

FY01 REMOVE PTO ADDED

8X10 STP

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	126,600
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	126,600
Valuation Method:	C
Exemptions	0
Adjustment:	0
Net Total Appraised Parcel Value	**126,600**

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
05/11/2005			LT	07	Measur/Inf/Dr Info Taken
03/07/2005			LT	10	Refusal Letter Request No
09/18/2000			LT	45	Sales Reinspection Du
11/06/1991			DB		

LAND LINE VALUATION SECTION

B #	Use Code	Use Description	Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing		S Adj Fact	Adj. Unit Price	Land Value
1	1020	Condo	RN20				7,175	SF	0.00	0.9000	0	1.0000	1.00	MV1	1.00	.75%			.00		0

Total Card Land Units: 0.16 AC | Parcel Total Land Area: 0.16 AC | Total Land Value: 0

Property Location: 170 EAST HADLEY RD #117 **MAP ID:** 16D/ 117/ 14/ / **Bldg Name:** **State Use:** 1020

Vision ID: 5676 **Account #** **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/11/2015 10:30

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	55		Res Condo
Model	05		Res Condo
Grade	09		C+
Stories	2		2 Stories
Occupancy	0		
Interior Wall 1	05		Drywall/Sheet
Interior Wall 2			
Interior Floor 1	14		Carpet
Interior Floor 2			
Heat Fuel	04		Electric
Heat Type	07		Electr Basebrd
AC Type	01		None
Ttl Bedrms	02		2 Bedrooms
Ttl Bathrms	1		1 Full
Ttl Half Bths	1		
Xtra Fixtres			
Total Rooms	5		5 Rooms
Bath Style	02		Average
Kitchen Style	02		Modern

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd.	Ch.	Description
Foundation			

CONDO DATA

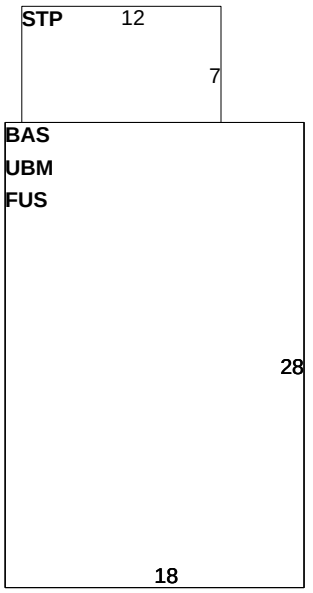
Cmplx Acct# **102721** *ID* **R** *% Own* **.75**

Cmplx Name **The Brook** *B#* **1** *S#* **3**

Adjust Type	Code	Description	Factor %
Unit Type	2	TWO STORY	100
Unit Locn			

COST/MARKET VALUATION

Adj. Base Rate:	144.70
Replace Cost	154,400
AYB	1970
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	18
Functional Obslnc	0
External Obslnc	0
Cost Trend Factor	
Condition	
% Complete	
Overall % Cond	82
Apprais Val	126,600
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	



OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	504	504	504	144.70	72,931
FUS	Upper Story, Finished	504	504	454	130.35	65,696
STP	Stoop	0	84	8	13.78	1,158
UBM	Basement, Unfinished	0	504	101	29.00	14,615
	Ttl. Gross Liv/Lease Area:	1,008	1,596	1,067		154,400