

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
LIKENS JR, TRUMAN B & MARJORIE  277 NORTH EAST ST  AMHERST MA 01002					2 Public Water			ASH Type Desc	ASH Co	ASH Assessed	ASH Assessed	601  AMHERST, MA  <b>VISION</b>
					3 Public Sewer			RESIDENTL	1040	341,000	341,000	
								RES LAND	1040	161,500	161,500	
SUPPLEMENTAL DATA												
Alt PCL ID 06A000059				Calc Front 347.4		Precinct						
Prc_Usrflid				Prc_Usrflid		Tenant						
BIDIN				BIDOUT		Parent						
GIS ID F_383690_2976991				Assoc PID#								
								Total		502,500	502,500	

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
LIKENS JR, TRUMAN B & MARJORIE L				5432	0216	07-17-1998	U	I	1	1A	FY	ASH C	ASH Assesse	FY	ASH C	Assessed V	FY	ASH C	ASH Assesse
LIKENS, TRUMAN B JR				2687	0334	03-07-1986	Q		89,900	UN	2024	1040	320,600	2023	1040	277,000	2022	1040	253,600
BATTISTONI, ETORE & MARCELLA				0969	0388		U	V	0			1040	152,500		1040	138,900		1040	126,100
								Total		473,100	Total		415,900	Total		379,700			

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												
2008	NO	NOT OWNER OCCUP	0.00																	
			Total					0.00												

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	PRC Sub Div	Tracing #	Batch							
CU					Appraised Bldg. Value (Card)						320,500
					Appraised Xf (B) Value (Bldg)						2,800
					Appraised Ob (B) Value (Bldg)						17,700
					Appraised Land Value (Bldg)						161,500
					Special Land Value						0
					Total Appraised Parcel Value						502,500
					Valuation Method						C
					Total Appraised Parcel Value						502,500

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
ZBA14-001	05-14-2014	RS		0		0		MODIFY COND ZBA86-26 #6		07-11-2024	KM	04		02	Informal Review Inspection
864026	06-25-1986			1		0		3 TO 4 PARKING SPACES		10-28-2010	LT			08	Refused Entry. Estimate
										10-26-2005	RD			15	Drive By Field Review
										07-01-1993	DC				

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	1040	Two Fam	RN20		20,000	SF	9.36	0.85000	3	1.00	CU	1.000		1.0000	159,100
1	1040	Two Fam	RN21		16,961	SF	0.14	1.00000	0	1.00	CU	1.000		1.0000	2,400
Total Card Land Units					0.85	SF	Parcel Total Land Area					0.85	Total Land Value		161,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	10	Family Duplex			
Model	01	Residential			
Grade:	12	B+			
Stories:	1.75	1 3/4 Stories			
Occupancy	2				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	01	Metal/Tin			
Interior Wall 1	03	Plaster/Skimc			
Interior Wall 2	05	Drywall/Sheet			
Interior Flr 1	09	Pine/Soft Wood			
Interior Flr 2					
Heat Fuel	02	Oil			
Heat Type:	06	Steam			
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					
<b>CONDO DATA</b>					
PID Complex			C		Owne 0.0
				B	S
Adjust Type	Code	Description	Factor%		
Condo Flr					
Condo Unit					
<b>COST / MARKET VALUATION</b>					
Building Value New		457,828			
Year Built		1880			
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		320,500			
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

STP  
(72 sf)

Floor plan diagram showing room layouts and area calculations. Rooms include FOP (8x16), BAS (12x18), UBM (12x12), TQS (27x33), UAT (27x27), and another BAS (8x20).

**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
FPL2	Fireplce 1.5 S	B	1	4000.00	1987		70		0.00	2,800
FGR2	Garage-Good	L	480	45.00	1951		35		0.00	7,600
FGR5	Garage w Lft	L	720	40.00	1951		35		0.00	10,100

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,267	1,267	1,267	197.08	249,706
FOP	Porch, Open, Finished	0	128	26	40.03	5,124
STP	Stoop	0	72	7	19.16	1,380
TQS	Three Quarter Story	713	891	713	157.71	140,521
UAT	Attic, Unfinished	0	891	89	19.69	17,541
UBM	Basement, Unfinished	0	1,107	221	39.35	43,556
Ttl Gross Liv / Lease Area		1,980	4,356	2,323		457,828

