

CURRENT OWNER			TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
ECHO GATEHOUSE PARTNERS LLC C/O EAGLE CREST PROPERTY MNG 10 GATEHOUSE RD STE 327  AMHERST MA 01002			1 Level	2 Public Water	1 Paved	2 Suburban	ASH Type Desc	ASH Co	Appraisec	ASH Assessed	601  AMHERST, MA  <b>VISION</b>
				3 Public Sewer			RESIDENTL	1120	3,027,200	3,027,200	
<b>SUPPLEMENTAL DATA</b>							RES LAND	1120	451,100	451,100	
Alt PCL ID 18A002021			Precinct								
Calc Front			Vote At 24								
Prc_Usrflid			Tenant								
Prc_Usrflid			Parent								
BIDIN			PRC Creat								
BIDOUT			Assoc PID#								
GIS ID F_389094_2959209						Total		3,478,300	3,478,300		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
ECHO GATEHOUSE PARTNERS LLC	11183	0023	01-10-2013	U	I	3,000,000	1V	FY	ASH C	ASH Assesse	FY	ASH C	ASH Assesse	FY	ASH C	ASH Assess
GATEHOUSE ROAD REALTY LLC	9412	0180	03-05-2008	U	I		1B	2024	1120	2,859,800	2023	1120	2,727,000	2022	1120	2,464,300
GATES, JERALD H	5297	0183	02-12-1998	U	I		1B		1120	425,800			387,100		1120	368,600
ECHO VILLAGE CORP	2088	0189	03-30-1979	U	I		1N									
ECHO VILLAGE CORP	1939	0189	03-11-1977	U	I		1N									
Total								3,285,600		Total		3,114,100		Total		2,832,900

EXEMPTIONS				OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY				
EXE Yr	Ex Cod	Exemption Type	EXE Amount	Other	Other Descr	Other #	Other \$	Com Int	This signature acknowledges a visit by a Data Collector or Assessor			
2008	NO	NOT OWNER OCCUP	0.00						Appraised Bldg. Value (Card) 3,027,200			
Total			0.00					Appraised Xf (B) Value (Bldg) 0				

ASSESSING NEIGHBORHOOD					
Nbhd	Nbhd Name	PRC Sub Div	Tracing #	Batch	
4500					

NOTES					
4-4 BED, 6-3 BED 14-2 BED					
CONVERTED TO APTS FY 2004					
DB 03/01/06					
Total Appraised Parcel Value 3,478,300					
Valuation Method C					
Total Appraised Parcel Value 3,478,300					

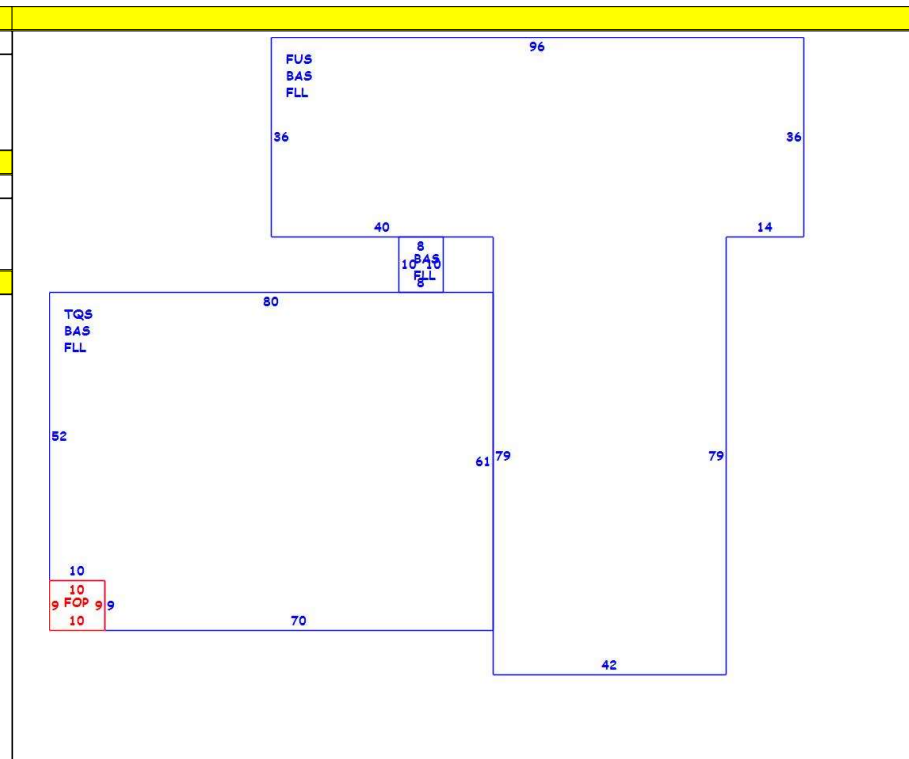
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	BPE Issue	Permit T	BPE Desc	BPE Amoun	Insp Date	% Comp	BPE Date C	BPE Notes	Date	Id	Type	Is	Cd	Purpost/Result
BLD19-091	06-24-2019	RE	Remodel	1,000		0		RE-ROOF	03-11-2005	DB			03	Building Permit Review
BLD19-025	10-09-2018	RE	Remodel	13,800		0		RE-ROOF	10-10-2002	TM			04	Building Permit Review Est
GAS16-020	03-18-2016	PL	Plumbing	0		0		RENOV FURNACE BSMT	11-14-1995	EB				
ELE14-0714	05-02-2014	EL	Electric	0		0		EXT FIXTURES COMMON AR	09-07-1993	EB				
ELE12-0892	06-29-2012	EL	Electric	0		0		REPAIR UNIT FIRE DAMAGE						
BLD12-094	06-29-2012	RE	Remodel	34,000		0		REPAIR CARPETS AFTER SP						
ELE09-0108	08-08-2008	EL	Electric	0		0		METER RECONNECT						

LAND LINE VALUATION SECTION															
B	Use	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustment	Adj Unit Pric	Land Value
1	112C	Apt 8+ Com	RN20		69,696 SF	5.36	1.15000	C	1.00	4500	1.050	1.6 AC		0	451,100
Total Card Land Units					1.60 AC	Parcel Total Land Area: 1.60					Total Land Value 451,100				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	14	Apartments			
Model:	94	Commercial			
Grade:	12	B+			
Stories:	2				
Occupancy:	2.00				
Exterior Wall 1:	25	Vinyl Siding			
Exterior Wall 2:					
Roof Structure:	04	Wood Truss			
Roof Cover:	03	Asph/F Gls/Cmp			
Interior Wall 1:	05	Drywall/Sheet			
Interior Wall 2:					
Interior Floor 1:	14	Carpet			
Interior Floor 2:					
Heating Fuel:	02	Oil			
Heating Type:	04	Forced Air-Duc			
AC Type:	03	Central			
Bldg Use:	112C	Apt 8+ Com			
Total Rooms:					
Total Bedrms:	09				
Total Baths:	9				
Foundation:					
Heat/AC:	02	Heat/Ac Split			
Frame Type:	02	Wood Frame			
Baths/Plumbing:	03	Above Average			
Ceiling/Wall:	05	Sus-Ceil & WI			
Rooms/Prtns:	03	Above Average			
Wall Height:	8.00				
% Comn Wall:	0.00				
1st Floor Use:	112C				

MIXED USE		
Code	Description	Percentage
112C	Apt 8+ Com	100
		0
		0

COST / MARKET VALUATION		
RCN		3,439,981
Year Built		1978
Effective Year Built		
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %		22
Functional Obsol		0
External Obsol		0
Trend Factor		1
Condition		MA
Condition %		10
Percent Good		88
RCNLD		3,027,200
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	% Good	Grade	Grade Adj	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Lease Area	Floor Area	Eff Area	Unit Cost	RCN	
BAS	First Floor	11,644	11,644	11,644	113.91	1,326,417	
FLL	Finished Lower Level	8,151	11,644	8,151	79.74	928,515	
FOP	Porch, Open, Finished	0	90	36	45.57	4,101	
FUS	Upper Story, Finished	6,774	6,774	6,774	113.91	771,655	
TQS	Three Quarter Story	3,593	4,790	3,593	85.45	409,294	
		30,162	34,942	30,198		3,439,982	

