

RESIDENTIAL PROPERTY RECORD CARD

CITY OF SPRINGFIELD

Situs: 109 GILMAN ST	Map ID: 056700025	Class: Single Family Residence	Card: 1 of 1	Tax year 2016
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<p>Current Owner MCCARTHY RICHARD JR 109 GILMAN ST SPRINGFIELD MA 01118</p>	<p>General Information Living Units 1 Neighborhood 1332 Alternate Id Vol/Pg District COS Zoning R1 Class RESIDENTIAL</p>
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Land Information				
Type	Size	Influence Factors	Influence %	Value
PRIMARY SQUARE FOOT	6,001			40,500
Total Acres: 0.1378				

Permit Information				
Date Issued	Number	Price	Purpose	% Complete

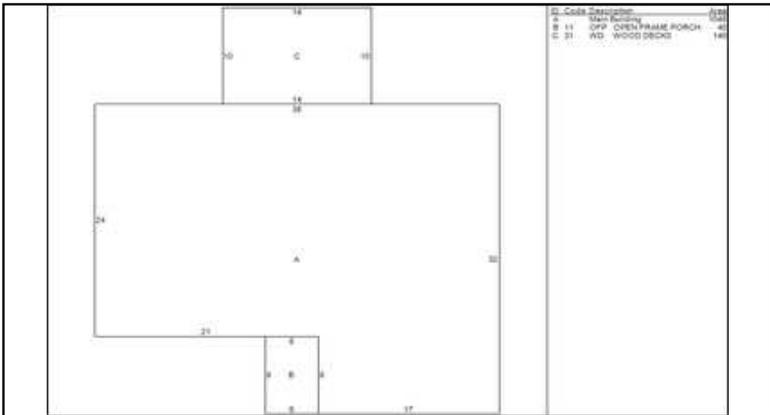
Assessment Information					
	Assessed	Appraised	Cost	Income	Market
Land	40,500	40,500	40,500	0	40,500
Building	78,300	79,500	77,200	0	79,500
Total	118,800	120,000	117,700	0	120,000
Value Flag MARKET APPROACH					

Sales / Ownership History

Transfer Date	Price	Type	Deed Reference	Grantee	Grantor
2013-08-30	122,000	LAND + BLDG	19996/561	MCCARTHY RICHARD JR	SINGER MITCHELL H & BRETT M
2005-07-14	0	LAND + BLDG	15168/0255	SINGER MITCHEL H & BRETT M	SINGER RAQUEL F

Situs: 109 GILMAN ST Map ID: 056700025 Class: Single Family Residence Card: 2 of 1 Tax year 2016

Dwelling Information	
Style	RANCH
Year Built	1956
Story height	1.00
Eff Year Built	0
Attic	NONE
Ground Floor Area	1,048
Exterior Walls	FRAME
Amenities	
Masonry Trim	
Total Living Area	1,048
Color	NATURAL
Basement	
Basement	FULL
Car Bsmt Gar	0
FBLA Size	
FBLA Type	
Rec Rm Size	
Rec Rm Type	
Heating & Cooling	
Heat Type	BASIC
Stacks	0
Fuel Type	GAS
Openings	0
System Type	HOT WATER
Pre-Fab	0
Room Detail	
Bedrooms	3
Full Baths	1
Family Rooms	0
Half Baths	0
Kitchens	
Extra Fixtures	0
Total Rooms	5
Kitchen Type	
Bath Type	
Kitchen Remod	NO
Bath Remod	NO
Adjustments	
Int vs Ext	SAME
Unfinished Area	0
Cathedral Ceiling	
Unheated	
Grade & Depreciation	
Grade	C
Market Adj	0.00
Condition	AVERAGE
Functional	
CDU	AVERAGE
Economic	
Cost & Design	
% Good Ovr	
% Complete	



Outbuilding Data							
Line	Type	Yr Blt	Meas1	Meas2	Qty	Area	Grade
1	GARAGE - WD/CB	1988	22	20	1.00	440	C

Comparable Sales Summary						
Parcel ID	Sale Date	Sale Price	TLA	Style	Yr Built	Grade
042700001	2013-07-08	144,500	990	3	1952	C
121500090	2013-09-30	135,000	1,020	3	1955	C
055500035	2014-08-26	109,000	808	3	1947	C
056700025	2013-08-30	122,000	1,048	3	1956	C
008000016	2014-11-26	155,000	1,022	3	1956	C