

RESIDENTIAL PROPERTY RECORD CARD

CITY OF SPRINGFIELD

Situs: 13 WELLS PL

Map ID: 121170030

Class: Single Family Residence

Card: 1 of 1

Tax year 2016

Current Owner
 COSTA BRITTANY J

 13 WELLS PLACE

 SPRINGFIELD
 MA 01104

General Information
 Living Units 1
 Neighborhood 104
 Alternate Id
 Vol/Pg
 District COS
 Zoning R1
 Class RESIDENTIAL



Land Information				
Type	Size	Influence Factors	Influence %	Value
PRIMARY SQUARE FOOT	10,680			28,080
Total Acres: 0.2452				

Permit Information				
Date Issued	Number	Price	Purpose	% Complete
2009-09-25	906930	138000	HOUSE, NEW	100

Assessment Information					
	Assessed	Appraised	Cost	Income	Market
Land	28,100	28,100	28,100	0	28,100
Building	174,000	173,600	168,700	0	173,600
Total	202,100	201,700	196,800	0	201,700

Value Flag MARKET APPROACH

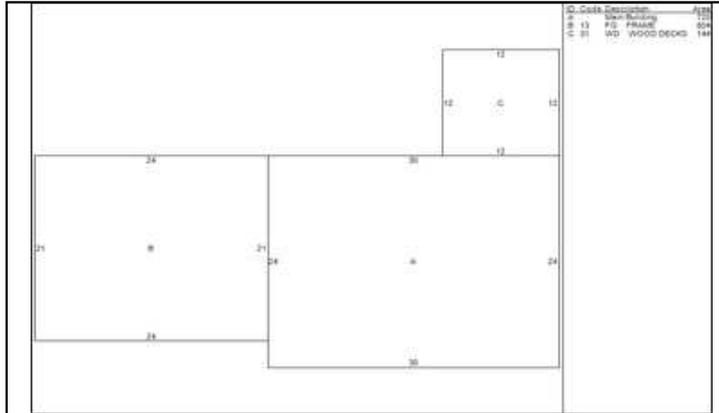
Sales / Ownership History

Transfer Date	Price	Type	Deed Reference	Grantee	Grantor
2013-08-29	225,000	LAND + BLDG		COSTA BRITTANY J	BAIYEE ALICE
2010-04-12	225,000	LAND + BLDG		BAIYEE ALICE	COURTSIDE OF SPRINGFIELD LLC
2009-08-18	0			COURTSIDE OF SPRINGFIELD LLC	NAISMITH LLC

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Dwelling Information

Style COLONIAL **Year Built** 2009
NEW
Story height 2.00 **Eff Year Built** 0
Attic NONE **Ground Floor Area** 720
Exterior Walls ALUM/VINYL **Amenities**
Masonry Trim **Total Living Area** 1,720
Color NATURAL
Basement
Basement FULL **Car Bsmt Gar** 0
FBLA Size **FBLA Type**
Rec Rm Size **Rec Rm Type**
Heating & Cooling **Fireplaces**
Heat Type A/C **Stacks** 0
Fuel Type GAS **Openings** 0
System Type WARM AIR **Pre-Fab** 0
Room Detail
Bedrooms 3 **Full Baths** 2
Family Rooms 0 **Half Baths** 0
Kitchens **Extra Fixtures** 0
Total Rooms 6
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 GOOD **Functional**
CDU GOOD **Economic**
Cost & Design **% Good Ovr**
% Complete



Outbuilding Data

Line	Type	Yr Blt	Meas1	Meas2	Qty	Area	Grade
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Comparable Sales Summary

Parcel ID	Sale Date	Sale Price	TLA	Style	Yr Built	Grade
121170030	2013-08-29	225,000	1,720	6	2009	C+
089140240	2013-01-14	229,000	1,872	6	2012	C+
086700014	2013-10-22	185,000	2,100	6	2007	C
089140220	2014-10-09	249,900	1,966	6	2014	C+
089140345	2014-09-11	230,000	2,112	6	2014	C+