

A PUBLIC AUCTION



69 MAPLEDELL STREET

- SINGLE FAMILY COLONIAL STYLE HOME
- ±2,060 S/F OF TOTAL LIVING AREA
- PARCEL ID: 08220-0025
- ZONED: RESIDENCE B
- FIREPLACE
- (8) ROOMS W/ (5) BEDROOMS & (1) BATH
- FORCED AIR HEAT
- FULL BASEMENT ➤ ATTIC
- LAND AREA: ±5,000 S/F
- ASSESSED VALUE: \$76,200.00

TERMS OF SALE

\$5,000.⁰⁰ DEPOSIT CERTIFIED CHECK, BANK CHECK OR MONEY ORDER.
MADE PAYABLE TO THE CITY OF SPRINGFIELD.
5% BUYERS PREMIUM APPLIES.
OTHER TERMS TO BE ANNOUNCED AT TIME OF SALE.

Aaron Posnik

AUCTIONEERS • APPRAISERS

★ LOCATED IN BAY NEIGHBORHOOD

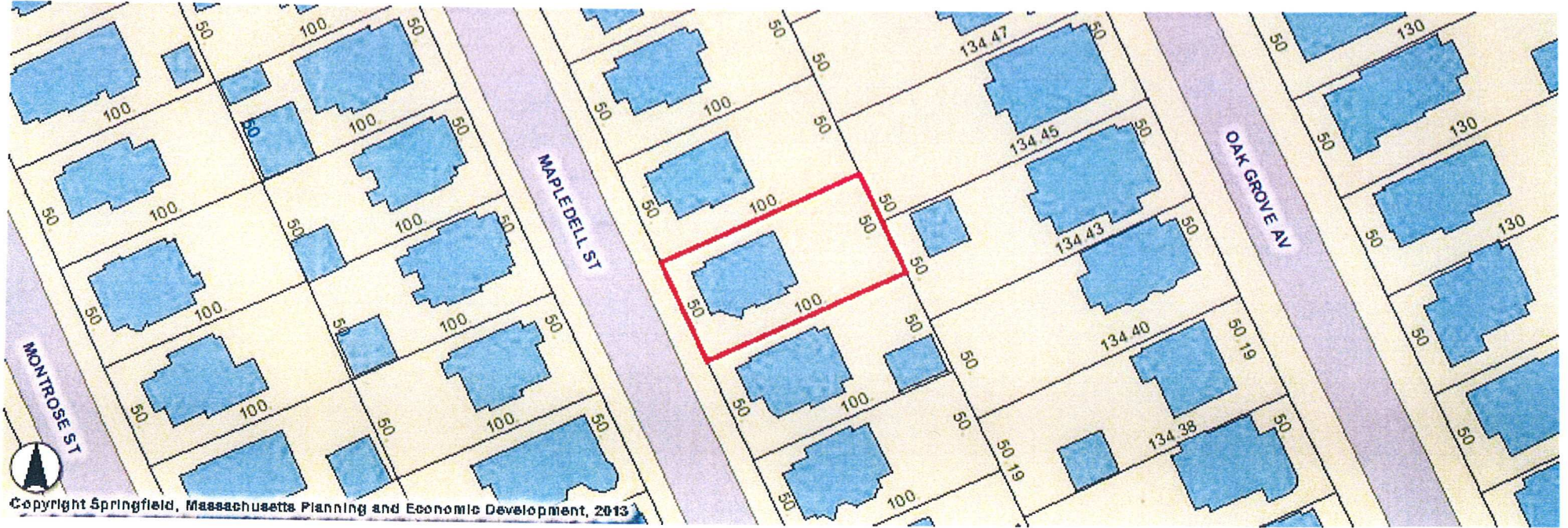
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Established 1932

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COMMERCIAL PROPERTY RECORD CARD

CITY OF SPRINGFIELD

Situs: 69 MAPLEDELL ST	Map ID: 082200025	Class:	Card: 1 of 1	Tax year 2014
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Current Owner
 SPRINGFIELD CITY OF
 36 COURT ST
 SPRINGFIELD
 MA 01103

General Information

Living Units	1
Neighborhood	115
Alternate Id	
Vol/Pg	
District	COS
Zoning	R2
Class	EXEMPT



Land Information

Type	Size	Influence Factors	Influence %	Value
PRIMARY	SQUARE FOOT	5,000		18,850
Total Acres: 0.1148				

Permit Information

Date Issued	Number	Price	Purpose	% Complete

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	17,000	18,900	18,900	0	18,900
Building	59,200	57,300	59,700	0	57,300
Total	76,200	76,200	78,600	0	76,200

Value Flag MARKET APPROACH

Sales / Ownership History

Transfer Date	Price	Type	Deed Reference	Grantee	Grantor
2012-07-10	0	LAND + BLDG	19340/432	SPRINGFIELD CITY OF	COX MYISHING
2008-06-16	0	LAND + BLDG	17346/0214	COX MYISHING	SIMS DAVID
2008-01-31	38,000	LAND + BLDG	17134/38	SIMS DAVID L	DEUTSCHE BANK NATIONAL TRUST COMPNAY TRU
2007-03-26	125,920	LAND + BLDG	16579/0282	DEUTSCHE BANK NATIONAL TRUST COMPANY	DEUTSCHE BANK NATIONAL TRUST C
2006-02-01	125,000	LAND + BLDG	15674/0046	EMERHI DAVIS	OMERHI KENNETH
2005-03-07	67,000	LAND + BLDG	14863/0100	OMERHI KENNETH	RICHARDSON DOROTHY C

Situs: 69 MAPLEDELL ST

Map ID: 082200025

Class:

Card: 1 of 1

Tax year 2014

Building Information

Year Built/Eff Year
Building #
Structure Type
Identical Units
Total Units
Grade
Covered Parking
Uncovered Parking
DBA
Total Gross Building Area

Building Other Features

Line Type +/- Meas1 Meas2 # Stops Ident Units

Interior/Exterior Information

Line Level From - To Int Fin Area Perim Use Type Wall Height Ext Walls Construction Heating

Outbuilding Data

Line Type Yr Blt Meas1 Meas2 Qty Area Grade