

Key: 4270

Town of LUDLOW - Fiscal Year 2024

10/23/2023 12:19 pm SEQ #: 3.696

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION			
RICUCCI, MICHAEL M & SHIRLEY V LIFE ESTATE - CUST, ANN MARIE 436 HOLYOKE STREET LUDLOW, MA 01056										10-7250-127-0				436 HOLYOKE STREET			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
RICUCCI, MICHAEL M & SHIR										12/30/2004	F		14733-345				
RICUCCI, MICHAEL M & SHIR										10/24/2003	QS	207,000	13711-533				
GORDON, KATHLEEN E										06/26/1995	A	1	9165-209				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
03-9-29	09/09/2003	10	REVIEW		07/16/2004	JT	100	100
		3	RENOVATIONS	3,000	06/30/2004	EB	100	100
		10	REVISIONS		05/05/2003	EB	100	100
228-87	05/27/1987	4	OUTBLDGS	7,800	11/03/1988	EB	100	100

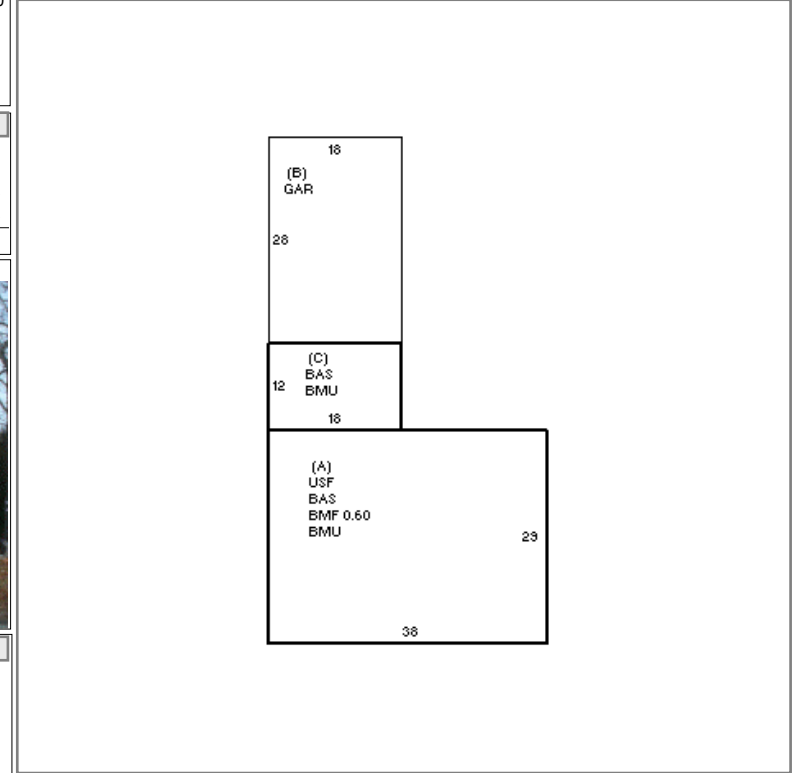
CD	T	AC/SF/UN	Nbhd	Cim Code	Use	ADJ BASE	SAF	Topo	Loc	VC	CREDIT AMT	ADJ VALUE
100	A	1.000	7	1.15	R	1.00	R	1.00				100,600
300	A	1.700	7	1.15	R	1.00	R	1.00				6,790

TOTAL	2.700 Acres		ZONING	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NGH-07		N O T E	PARCEL A		LAND	107,400	98,300
Cim Code	RESIDENTIAL			BUILDING	192,000	171,700		
Use	RESIDENTIAL			DETACHED	3,500	3,400		
				OTHER	0	0		
				TOTAL	302,900	273,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PBN	L	0.83	40 0.60 24X24		576	10.25	3,500



BUILDING	CD	ADJ	DESC	MEASURE	1/4/2010	RJM
MODEL	1		RESIDENTIAL	LIST	1/4/2010	EST
STYLE	7	0.85	CONV/OLD STYLE [100%]	REVIEW	8/7/2013	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1802	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,420	DETAIL ADJ	0.833	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFIN	1,318		34.75	45,798
\$NLA(RCN)	\$144	OVERALL	1.050	EXT COVER	10	VERT BOARD	1.00	A	BMF	N	BSMT FIN-ADD	661		10.85	7,169
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,318	1802	114.02	150,282
STORIES	2		1.00	ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UP-STRY FIN	1,102	1802	102.71	113,185
ROOMS	9		1.00	FLOOR COVER	2	SOFTWOOD	1.00	B	GAR	N	BUILT-IN GARAGE	504		55.31	27,879
BEDROOMS	4		1.00	INT FINISH	1	PLASTER	1.00								
FULL BATHS	2		1.00	HEATING/COOLING	4	STEAM	0.98								
HALF BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00								
FIXTURES	6		\$4,723												
NO OF UNITS	1		1.00												

TOTAL RCN	349,036	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1962 / 60	
COND	45	45 %
FUNC	0	
ECON	0	
DEPR	45	% GD 55
RCNLD	\$192,000	