

A PUBLIC AUCTION



131 PINE STREET

- RESIDENTIAL LOT
- PROPERTY ID: 062-03-004
- LAND AREA: ±4,730 S/F
- ZONED: DR (DOWNTOWN RESIDENTIAL)
- ASSESSED VALUE: \$27,000.00
- ±45 FT. OF FRONTAGE ON PINE STREET
- PUBLIC WATER & SEWER AVAILABLE

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

Aaron Posnik

AUCTIONEERS • APPRAISERS

Corporate Office
83 State Street
Springfield, MA 01103

413-733-5238 Fax 731-5946

MA Auc. Lic. #161

Aaron Posnik & Co., Inc.

Established 1932

Branch Office

P.O. Box 247

Malvern (Philadelphia), PA 19355

610-853-6655 Fax 853-6633

PA Auc. Lic. #AY000241L

• www.posnik.com • Toll Free 1-877-POSNIK-1 (767-6451) • E-mail: info@posnik.com •

ASSESSORS MAP

City of Holyoke

January 7, 2013

062-03-004



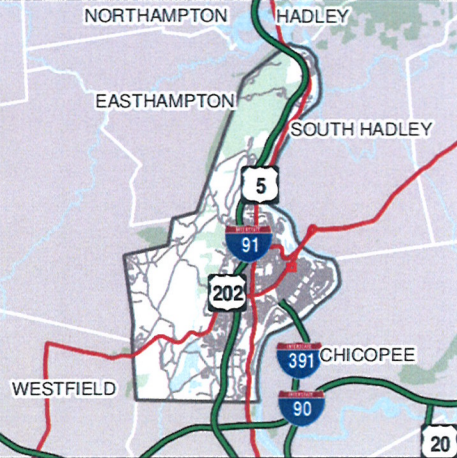
Property Information
Property ID 062-03-004
Location 131 PINE ST
Owner HOLYOKE CITY OF TAKING



**MAP FOR REFERENCE ONLY
 NOT A LEGAL DOCUMENT**

The City makes no claims and no warranties, expressed or implied, concerning the validity or accuracy of the GIS data presented on this map.

Parcels updated 6/1/2010



City of Holyoke



PROPERTY LOCATION

No	Alt No	Direction/Street/City
131		PINE ST, HOLYOKE

OWNERSHIP

Owner 1:	HOLYOKE CITY OF
Owner 2:	TAKING
Owner 3:	
Street 1:	536 DWIGHT ST
Street 2:	
Twn/City:	HOLYOKE
St/Prov:	MA
Cntry:	
Own Occ:	Y
Postal:	01040
Type:	

PREVIOUS OWNER

Owner 1:	COLE - VAUGHN
Owner 2:	COLE - RITA
Street 1:	131 PINE ST
Twn/City:	HOLYOKE
St/Prov:	MA
Cntry:	
Postal:	01040

NARRATIVE DESCRIPTION

This Parcel contains .109 ACRES of land mainly classified as VACANT

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
Z	DR	DR	100	U	1	PUBLIC
o				t		
n				l		
Census: 8118				Exmpt		
Flood Haz:						
D				Topo	1	LEVEL
s				Street	1	PAVED
t				Traffic	2	LIGHT

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
930	VACANT		4730		SQUARE FESITE			0	0.9	6.336	EP		3							26,973						27,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
930			0.109	27,000	27,000		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: N/A							
/Parcel: N/A							

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2013	930	FV		0	.109	27,000	27,000	27,000		9/25/2012
2012	930	FV		0	.109	27,000	27,000	27,000		2/10/2012
2011	930	FV		0	.109	27,000	27,000	27,000	Year End Roll	1/18/2011
2010	931	FV	58,900	2600	.109	27,000	88,500	88,500	Year End	2/23/2010
2010	903	PC	63,800	2600	.109	20,400	86,800	86,800	PRIOR TO 2010 CALC C+	3/2/2009
2009	104	FV	63,800	2600	.109	20,400	86,800	86,800	2009 COMMITMENT	1/13/2009
2008	104	FV	63,800	2600	.109	20,400	86,800	86,800		1/30/2008
2007	104	FV	61,100	2600	.109	20,400	84,100	84,100	year end	5/3/2007

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
COLE, VAUGHN	17565-164	TT	12/3/2008	INVOLVED GOV		1	No	No		
LYNCH	7727-554		6/13/1991				No	No		
LYNCH	7727-554		6/13/1991		72800		No	No		
	5222-374		2/6/1963				No	No		

BUILDING PERMITS

Date	Number	Descip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
9/23/2009	BP-2009-15	DEMO						

ACTIVITY INFORMATION

Date	Result	By	Name
10/29/2010	MEAS+INSPCTD	242	ANTHONY DULU
3/8/2010	PERMIT VISIT	246	D BRUNELLE
5/16/1997	MEASURED	185	
5/16/1997	MEAS UNOCC.	185	

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA:	0.10859	Total SF/SM:	4730.18	Parcel LUC:	930	VACANT	Prime NB Desc:	EARLY PR	Total:	26,973	Spl Credit:		Total:	27,000
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