

# A PUBLIC AUCTION



## WS FAIRHAVEN DRIVE

- BUILDABLE VACANT RESIDENTIAL LOT
- PARCEL ID: 04852-0019
- ZONED: RESIDENCE A
- LAND AREA: **±16,065 S/F**
- ASSESSED VALUE: **\$31,500.00**

### TERMS OF SALE

\$5,000.<sup>00</sup> 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 INDIAN ORCHARD  
NEIGHBORHOOD

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

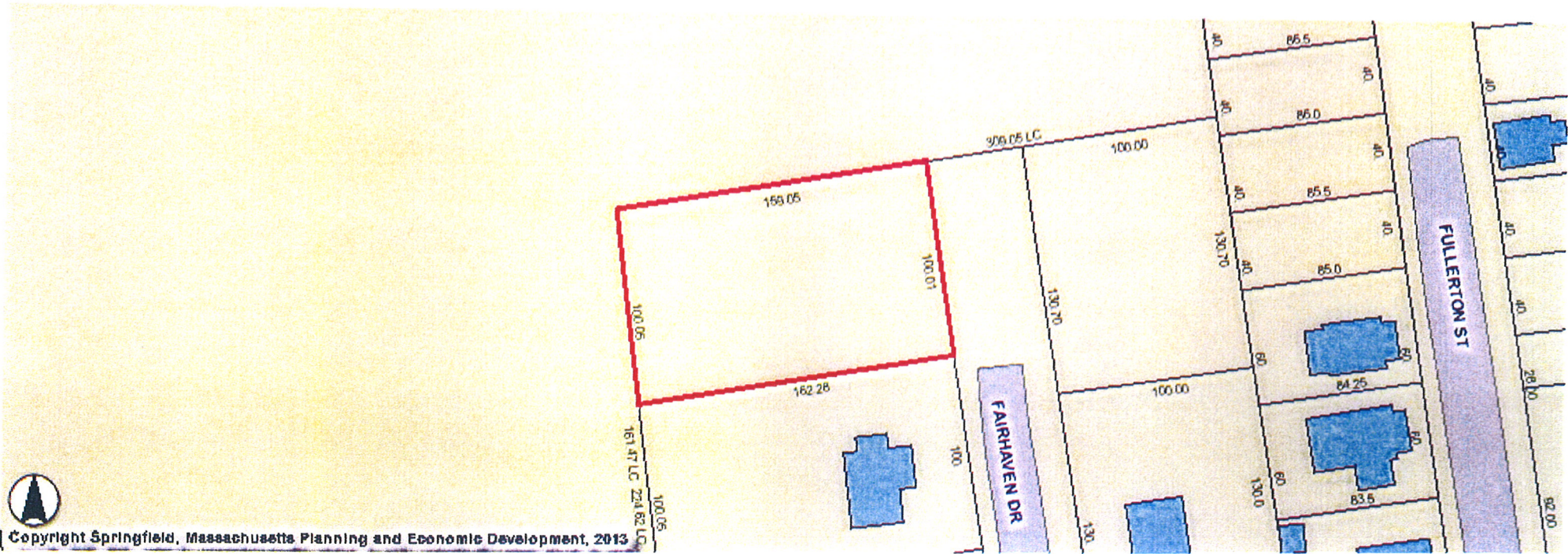
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## ASSESSORS MAP

June 2, 2014

Generated from the web (www.springfieldplanning.org)



## COMMERCIAL PROPERTY RECORD CARD

## CITY OF SPRINGFIELD

<b>Situs: FAIRHAVEN DR</b>		<b>Map ID: 048520019</b>		<b>Class:</b>		<b>Card: 1 of 1</b>		<b>Tax year 2014</b>	
<b>Current Owner</b> SPRINGFIELD CITY OF			<b>General Information</b> Living Units Neighborhood 102 Alternate Id Vol/Pg District COS Zoning R1 Class EXEMPT						
<b>Land Information</b>									
Type	Size	Influence Factors	Influence %	Value					
PRIMARY SQUARE FOOT	16,066			31,530					
Total Acres: 0.3688									
<b>Permit Information</b>									
Date Issued	Number	Price	Purpose	% Complete					
<b>Assessment Information</b>									
	Assessed	Appraised	Cost	Income	Market				
Land	31,500	31,500	31,500	0	0				
Building	0	0	0	0	0				
Total	31,500	31,500	31,500	0					
Value Flag COST APPROACH									
<b>Sales / Ownership History</b>									
<b>Transfer Date</b>	<b>Price</b>	<b>Type</b>	<b>Deed Reference</b>	<b>Grantee</b>	<b>Grantor</b>				
2011-03-04	0	LAND ONLY	18694/393	SPRINGFIELD CITY OF	RP PIDGEON INC				

<b>Situs: FAIRHAVEN DR</b>		<b>Map ID: 048520019</b>		<b>Class:</b>	<b>Card: 1 of 1</b>	<b>Tax year 2014</b>	
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<b>Building Information</b> Year Built/Eff Year Building # Structure Type Identical Units Total Units Grade # Covered Parking # Uncovered Parking DBA Total Gross Building Area				<b>Building Other Features</b> <table border="1"> <tr> <th>Line</th> <th>Type</th> <th>+/-</th> <th>Meas1</th> <th>Meas2</th> <th># Stops</th> <th>Ident Units</th> </tr> </table>				Line	Type	+/-	Meas1	Meas2	# Stops	Ident Units
Line	Type	+/-	Meas1	Meas2	# Stops	Ident Units								

<b>Interior/Exterior Information</b>										
Line	Level From	- To	Int Fin	Area	Perim	Use Type	Wall Height	Ext Walls	Construction	Heating

<b>Outbuilding Data</b>							
Line	Type	Yr Blt	Meas1	Meas2	Qty	Area	Grade