

Property Location: 52 HIGHLANDVIEW AV

Vision ID: 355

Account #363

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 11/24/2015 16:35

CURRENT OWNER

LAMBERT BRIAN P

LAMBERT CYNTHIA M

52 HIGHLANDVIEW AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

218,400

218,400

RES LAND

101

78,700

78,700

RESIDENTL.

101

2,200

2,200

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates

In+Ex FY

Mailed

GIS ID: F_377660_2853016

Received

Prior ID

Owner Occ

Final Area

Current Ac.

ASSOC PID#

Total

299,300

299,300

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

LAMBERT BRIAN P

CARABETTA,MICHAEL

CARABETTA JOSEPH N + NANCY J,

STELLATO YOLANDA M

BK-VOL/PAGE

14867/ 381

14395/ 438

07091/ 0587

04262/ 0139

SALE DATE

03/09/2005

08/04/2004

02/07/1989

05/07/1976

q/u

U

U

U

U

v/i

I

V

I

I

SALE PRICE

310,000

80,000

1

0

V.C.

A

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

218,400

2014

B

217,000

2013

B

211,100

2015

101

78,700

2014

L

81,300

2013

L

81,300

2015

101

2,200

2014

O

3,000

2013

O

3,100

Total:

299,300

Total:

301,300

Total:

295,500

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

89 SALE INCLS 14A-85-290

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

218,400

0

2,200

78,700

0

299,300

C

0

299,300

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

241

08/17/2004

2

DWELLING

120,000

0

NEAR COMPLETE 12/04/2014

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/02/2006

311

3

MEAS+INSPCTD

02/22/2006

250

22

MAILER SENT

12/12/2005

311

15

PERMIT VISIT

06/08/2005

250

22

MAILER SENT

12/17/2004

311

2

MEASURED

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

Unit Price

I. Factor

S.A.

Acre Disc

C. Factor

ST. Idx

Adj.

Notes- Adj

Special Pricing

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

12,000

SF

6.56

1.0000

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

1.00

6.56

78,700

Total Card Land Units:

0.28

AC

Parcel Total Land Area:

0.28

AC

Total Land Value:

78,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		
Grade	C+		AVG. (+)	FBM Sqft			
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		88.61	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		Full				
Bedrooms	4			Replace Cost		229,940	
Full Baths	2			AYB		2004	
Half Baths	1			EYB		2009	
Extra Fixtures	1			Dep Code		GD	
Total Rooms	7			Remodel Rating			
Bath Style	G		GOOD	Year Remodeled			
Kitchen Style	G		GOOD	Dep %		5	
Kitchens	1			Functional ObsInc			
Extra Kitchens	0			External ObsInc			
Frame	1		WOOD	Cost Trend Factor		1	
Basement Floor	12			Condition			
Bsmt Garage				% Complete			
Units	1			Overall % Cond		95	
WS Flues				Apprais Val		218,400	
FBM Quality				Dep % Ovr		0	
Fireplaces	0			Dep Ovr Comment			
				Misc Imp Ovr		0	
				Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
07	POOL A-C	OB	Outbuilding	L	24	69.00	2005	A		GD	70	1,200
22	WOOD DK			L	70	9.20	2005	A		GD	70	500
02	SHED/FR			L	80	7.48	2005	G		GD	70	500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	936		17.70	16,570	
FFL	1ST FLOOR	966	966		88.61	85,596	
GAR	GARAGE	0	484		35.52	17,190	
SFL	2ND FLOOR	842	842		88.61	74,609	
TQS	3/4 STORY	363	484		66.46	32,165	
WDK	WOOD DECK	0	310		12.29	3,810	
Ttl. Gross Liv/Lease Area:		2,171	4,022	2,595		229,940	

