

Property Location: 277 PARKER ST

Vision ID: 5355

Account #5432

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

MAP ID:75/ 24/ 0/ /

Bldg Name:

State Use:101

Print Date:12/01/2015 12:32

CURRENT OWNER

BECHARD JOHN P

277 PARKER ST

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

207,200

Appraised Value

117,100

89,700

400

207,200

Assessed Value

117,100

89,700

400

207,200

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BECHARD JOHN P

SCHUERER JOANNE T + BRIAN

SCHEL B MADELEINE A +

SCHEL B MADELEINE A

LAVALLEE

LAVALLEE

BK-VOL/PAGE

09914/ 0539

09115/ 0297

08252/ 0291

07160/ 0263

06728/ 0090

03568/ 0415

SALE DATE

06/30/1997

04/27/1995

11/24/1992

05/05/1989

01/08/1988

02/22/1971

q/u

U

U

U

U

U

U

v/i

I

I

I

I

I

I

SALE PRICE

103,000

1

1

1

2,000

0

V.C.

A

A

A

A

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

117,100

89,700

400

207,200

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

117,900

92,500

800

211,200

Yr.

2013

2013

2013

Total:

Code

B

L

O

Assessed Value

115,800

95,200

800

211,800

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MG

NOTES

THIS SIGNATURE ACKNOWLEDGES A VISIT BY A DATA COLLECTOR OR ASSESSOR

APPRAISED 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

117,100

0

400

89,700

0

207,200

C

0

207,200

BUILDING PERMIT RECORD

Permit ID

38

298

Issue Date

02/08/2010

12/15/1999

Type

4

12

Description

ADDITION

REROOF

Amount

10,000

4,000

Insp. Date

% Comp.

0

0

Date Comp.

Comments

DORMER W/2ND FL BA

NVC

DATE

03/09/2012

01/21/2011

06/22/2006

01/19/2000

01/03/2000

TYPE

IS

ID

317

317

311

247

247

CD.

15

15

2

15

3

PURPOSE/RESULT

PERMIT VISIT

PERMIT VISIT

MEASURED

PERMIT VISIT

MEAS+INSPCTD

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RA

D

Front

Depth

Units

27,007

SF

Unit Price

3.10

I. Factor

1.1900

S.A.

7

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MG

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

TRF1

190

S Adj Fact

.90

Adj. Unit Price

3.32

Land Value

89,700

Total Card Land Units:

0.62

AC

Parcel Total Land Area:

0.62

AC

Total Land Value:

89,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75			Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2	4		VINYL	101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			86.55
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			160,458
Heat Type	3		FORCED H/W	AYB			1956
AC Type	01		NONE	EYB			1987
Bedrooms	4			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			27
Total Rooms	5			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			73
Basement Floor	12			Apprais Val			117,100
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	832		17.27	14,367	
EFP	ENCL PORCH	0	96		26.14	2,510	
FFL	1ST FLOOR	832	832		86.55	72,007	
GAR	GARAGE	0	308		34.56	10,645	
STG	STORAGE	0	140		34.62	4,847	
TQS	3/4 STORY	624	832		64.91	54,005	
WDK	WOOD DECK	0	168		12.36	2,077	
Ttl. Gross Liv/Lease Area:		1,456	3,208	1,854		160,458	

