

Property Location: 24 FRASER DR
Vision ID: 5478

Account #5557

MAP ID:77/ 18/ 10/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/01/2015 13:01

CURRENT OWNER

FRANCESCHELLI ELIZABETH L

24 FRASER DRIVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_391483_2846242

Received
Prior ID
Owner Occ
Final Area
Current Ac.

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code

101
101
101

Appraised Value

102,900
98,800
700

Assessed Value

102,900
98,800
700

Total

202,400

202,400

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

FRANCESCHELLI ELIZABETH L

BK-VOL/PAGE

02618/ 0412

SALE DATE

07/15/1958

q/u

U

v/i

I

SALE PRICE

0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

102,900

2014

B

99,900

2013

B

105,500

2015

101

98,800

2014

L

101,900

2013

L

103,800

2015

101

700

2014

O

700

2013

O

700

Total:

202,400

Total:

202,500

Total:

210,000

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

MG

NOTES

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

102,900

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

700

Appraised Land Value (Bldg)

98,800

Special Land Value

0

Total Appraised Parcel Value

202,400

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

202,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

195

07/01/1987

MN

Manual Note

250

0

SHED

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/23/2006

311

3

MEAS+INSPCTD

12/16/1999

247

3

MEAS+INSPCTD

03/19/1992

170

3

MEAS+INSPCTD

03/10/1988

130

15

PERMIT VISIT

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

25,018

SF

3.32

1.1900

7

1.0000

1.00

MG

1.00

1.00

3.95

98,800

Total Card Land Units:

0.57

AC

Parcel Total Land Area:

0.57

AC

Total Land Value:

98,800

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		1 3/4 Stories	Int vs Ext	S		
Foundation	2		CONC BLOCK	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	2		PLASTER				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2	3		HARDWOOD	Adj. Base Rate:		81.86	
Heat Fuel	1		OIL	Replace Cost		168,711	
Heat Type	3		FORCED H/W				
AC Type	01		NONE	AYB		1958	
Bedrooms	3			EYB		1975	
Full Baths	1			Dep Code		AV	
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	7			Dep %		39	
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		61	
Bsmt Garage				Apprais Val		102,900	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	160	7.48	1987	A		AV	60	700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	988		16.40	16,208
EFP	ENCL PORCH	0	80		24.56	1,965
FFL	1ST FLOOR	1,108	1,108		81.86	90,700
GAR	GARAGE	0	336		32.65	10,969
OPF	OPEN PORCH	0	40		8.19	327
TQS	3/4 STORY	371	494		61.48	30,370
UTQ	UNFIN TQS	0	494		36.79	18,173
Ttl. Gross Liv/Lease Area:		1,479	3,540	2,061		168,711

