

Property Location: 21 FRASER DR
Vision ID: 5479

Account #5558

MAP ID:77/ 19/ 3/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/01/2015 13:02

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION												
BURATI RONALD J BURATI CATHERINE L 21 FRASER DR EAST LONGMEADOW, MA 01028 Additional Owners:				1	TYPCL					Description	Code	Appraised Value	Assessed Value													
										RESIDENTL.	101	114,400	114,400													
										RES LAND	101	100,200	100,200													
										RESIDENTL.	101	10,800	10,800													
SUPPLEMENTAL DATA									Total				225,400		225,400											
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_391213_2846233				Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																						
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
BURATI RONALD J			04630/ 0070		07/25/1978		U	I	0			Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value						
												2015	101	114,400	2014	B	113,600	2013	B	111,100						
												2015	101	100,200	2014	L	103,300	2013	L	105,200						
												2015	101	10,800	2014	O	11,000	2013	O	11,000						
												Total:			225,400			Total:			227,900			Total:		
EXEMPTIONS				OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)114,400 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)10,800 Appraised Land Value (Bldg)100,200 Special Land Value0 Total Appraised Parcel Value225,400 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value225,400												
Year	Type	Description		Amount	Code	Description		Number	Amount	Comm. Int.																
Total:																										
ASSESSING NEIGHBORHOOD																										
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch															
0001/A								101			MG															
NOTES																										
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY																
Permit ID		Issue Date		Type	Description		Amount	Insp. Date	% Comp.	Date Comp.		Comments		Date	Type	IS	ID	Cd.	Purpose/Result							
														09/22/2010			311	11	ENTRY DENIED							
														03/23/2006			311	1	LEFT NOTICE							
														01/18/2000			250	22	MAILER SENT							
														12/16/1999			247	2	MEASURED							
														06/23/1992			131	3	MEAS+INSPCTD							
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		RA				28,453 SF	2.96	1.1900	7	1.0000	1.00	MG	1.00					1.00	3.52	100,200				
Total Card Land Units:								0.65	AC	Parcel Total Land Area:								0.65	AC	Total Land Value:						100,200

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	480		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:		94.27	
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost		156,685	
Heat Type	1		FORCED H/A	AYB		1959	
AC Type	01		NONE	EYB		1987	
Bedrooms	3			Dep Code		GD	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		27	
Total Rooms	6			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				Apprais Val		114,400	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	1			Misc Imp Ovr Comment			
Fireplaces	1			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
03	GARAGE	OB	Outbuilding	L	576	28.18	1960	A		AV	60	9,700
02	SHED/FR			L	24	7.48	1965	F		FR	50	100
07	POOL A-C	OB	Outbuilding	L	21	69.00	1998	A		GD	70	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	960		18.86	18,101	
FFL	1ST FLOOR	960	960		94.28	90,504	
HST	HALF STORY	480	960		47.14	45,252	
OSP	SCRN PORCH	0	200		14.14	2,828	
Ttl. Gross Liv/Lease Area:		1,440	3,080	1,662		156,685	

