

Property Location: 36 FRASER DR  
Vision ID: 5534

Account #5613

MAP ID:77/ 66/ 6/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date:12/01/2015 13:15

CURRENT OWNER

SERRA JAMES M  
SERRA DALE M  
36 FRASER DR  
  
EAST LONGMEADOW, MA 01028  
Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:  
SP Permit  
Chapter Land  
OC Dates  
In+Ex FY  
Mailed  
GIS ID: F\_391616\_2845924

Received  
Prior ID  
Owner Occ  
Final Area  
Current Ac.  
  
ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

177,000

177,000

RES LAND

101

116,100

116,100

RESIDENTL.

101

1,000

1,000

Total

294,100

294,100

1006

AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

SERRA JAMES M

05778/ 0519

03/20/1985

U

I

0

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

177,000

2014

B

173,000

2013

B

174,600

2015

101

116,100

2014

L

119,700

2013

L

116,900

2015

101

1,000

2014

O

1,000

2013

O

1,000

Total:

294,100

Total:

293,700

Total:

292,500

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

NG

NOTES

185 PERMIT #113 DWLG-NC=RECK 1/10 FOR  
CHANGE TO EFP-TARP AROUND OSP CHK  
FY11  
1/2010 NO CHANGE, REMOVE NC.

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

177,000

0

1,000

116,100

0

294,100

C

0

294,100

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

253

08/08/2008

1

PORCH

2,500

0

ENCLOSE EXISTING PORCH

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

01/21/2011

317

15

PERMIT VISIT

02/16/2010

316

1

LEFT NOTICE

02/13/2009

317

15

PERMIT VISIT

04/20/2006

311

3

MEAS+INSPCTD

12/16/1999

247

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

40,000

SF

2.20

1.2400

8

1.0000

1.00

NG

1.00

Spec Use

1.00

2.73

109,200

1

101

ONE FAM

RA

0.98

AC

7,000.00

1.0000

0

1.0000

1.00

NG

1.00

Spec Calc

1.00

7,000.00

6,900

Total Card Land Units:

1.90

AC

Parcel Total Land Area:

1.9 AC

Total Land Value:

116,100

| CONSTRUCTION DETAIL |      |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |         |             |
|---------------------|------|-----|-------------|---------------------------------|-------------|---------|-------------|
| Element             | Cd.  | Ch. | Description | Element                         | Cd.         | Ch.     | Description |
| Style               | 09   |     | CONTEMPORY  | #Heat Sys                       | 1           |         |             |
| Model               | 01   |     | RESIDENTIAL | Central Vac                     | 1           |         |             |
| Grade               | C+   |     | AVG. (+)    | FBM Sqft                        |             |         |             |
| Stories             | 2.00 |     | 2 Story     | Int vs Ext                      | S           |         |             |
| Foundation          | 1    |     |             | MIXED USE                       |             |         |             |
| Exterior Wall 1     | 26   |     | WOOD        | Code                            | Description |         | Percentage  |
| Exterior Wall 2     | 16   |     | STONE VENR  | 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    | 4    |     | CARPET      | Adj. Base Rate:                 |             | 87.05   |             |
| Interior Floor 2    | 3    |     | HARDWOOD    |                                 |             |         |             |
| Heat Fuel           | 1    |     | OIL         | Replace Cost                    |             | 210,673 |             |
| Heat Type           | 1    |     | FORCED H/A  | AYB                             |             | 1985    |             |
| AC Type             | 03   |     | Full        | EYB                             |             | 1998    |             |
| Bedrooms            | 3    |     |             | Dep Code                        |             | GD      |             |
| Full Baths          | 1    |     |             | Remodel Rating                  |             |         |             |
| Half Baths          | 1    |     |             | Year Remodeled                  |             |         |             |
| Extra Fixtures      | 0    |     |             | Dep %                           |             | 16      |             |
| Total Rooms         | 7    |     |             | Functional ObsInc               |             |         |             |
| Bath Style          | G    |     | GOOD        | External ObsInc                 |             |         |             |
| Kitchen Style       | G    |     | GOOD        | Cost Trend Factor               |             | 1       |             |
| Kitchens            | 1    |     |             | Condition                       |             |         |             |
| Extra Kitchens      | 0    |     |             | % Complete                      |             |         |             |
| Frame               | 1    |     | WOOD        | Overall % Cond                  |             | 84      |             |
| Basement Floor      | 12   |     |             | Apprais Val                     |             | 177,000 |             |
| Bsmt Garage         |      |     |             | Dep % Ovr                       |             | 0       |             |
| Units               | 1    |     |             | Dep Ovr Comment                 |             |         |             |
| WS Flues            |      |     |             | Misc Imp Ovr                    |             | 0       |             |
| FBM Quality         |      |     |             | 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 |
| 02                                                             | SHED/FR     |     |              | L   | 192   | 7.48       | 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           | 1,201      |           | 17.40     | 20,893          |
| FFL                               | 1ST FLOOR   | 1,201       | 1,201      |           | 87.06     | 104,553         |
| GAR                               | GARAGE      | 0           | 572        |           | 34.85     | 19,936          |
| OFP                               | OPEN PORCH  | 0           | 18         |           | 9.67      | 174             |
| OSP                               | SCRN PORCH  | 0           | 288        |           | 13.00     | 3,743           |
| SFL                               | 2ND FLOOR   | 702         | 702        |           | 87.06     | 61,113          |
| WDK                               | WOOD DECK   | 0           | 21         |           | 12.44     | 261             |
| Ttl. Gross Liv/Lease Area:        |             | 1,903       | 4,003      | 2,420     |           | 210,673         |

