

Property Location: 78 CANTERBURY CR
Vision ID: 6377

Account #6470

MAP ID:20/ 21/ 18/ /
Bldg #: 1 of 1
Sec #: 1 of 1
Card 1 of 1

Bldg Name:
State Use:101
Print Date:12/02/2015 08:29

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																	
PHAM THUY THANH DINH VINCENT H 78 CANTERBURY CR EAST LONGMEADOW, MA 01028 Additional Owners:											Description		Code						Appraised Value		Assessed Value											
											RESIDENTL. RES LAND		101 101						273,300 129,900		273,300 129,900											
SUPPLEMENTAL DATA																																
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_380288_2844087				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)																	
PHAM THUY THANH BINDER,HARVEY M DAVIS JOHN H + STEPHEN A, ASM & CO INC			18122/ 138 12788/ 404 9348/ 266 0/ 0		12/18/2009 12/09/2002 12/27/1995		U U U U		I V V U		474,900 70,000 745,000 0		N P N N		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value	
															2015		101		273,300		2014		B		273,100		2013		B		282,200	
															2015		101		129,900		2014		L		136,300		2013		L		132,500	
															Total:		403,200		Total:		409,400		Total:		414,700							
EXEMPTIONS					OTHER ASSESSMENTS											This signature acknowledges a visit by a Data Collector or Assessor																
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			NV																				
NOTES																																
AREA PER SURVEY FY 86 200 STRIP																																
COMMERCIAL 95 SALE INCS																																
20-8-0,18-35-0,18-34-0,19-10-0 SUB DIV																																
#801 YORKSHIRE DR +CANTERBURY SUB DIV																																
868 PHASE - FOUNDATION WALK OUT																																
BMT-FY11 ABT GRANTED																																
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								
320		11/19/2002		2	DWELLING			149,750				0			OC 6/5/2003			11/18/2010 02/10/2010 05/04/2006 02/14/2006 03/31/2004				311 317 105 250 250	3 16 16 22 22	MEAS+INSPCTD FIELDREV CHG FIELDREV CHG MAILER SENT MAILER SENT								
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				28,668 SF		2.94	1.5400	9	1.0000	1.00	NV	1.00				Spec Use		Spec Calc		1.00	4.53	129,900					
Total Card Land Units:					0.66	AC	Parcel Total Land Area:					0.66 AC					Total Land Value:										129,900					

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	B-		GOOD (-)	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				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:		88.11	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		Full				
Bedrooms	3			Replace Cost	290,755		
Full Baths	2			AYB	2003		
Half Baths	1			EYB	2008		
Extra Fixtures	3			Dep Code	GD		
Total Rooms	8			Remodel Rating			
Bath Style	G		GOOD	Year Remodeled			
Kitchen Style	G		GOOD	Dep %	6		
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	94		
WS Flues				Apprais Val	273,300		
FBM Quality				Dep % Ovr	0		
Fireplaces	1			Dep Ovr Comment			
				Misc Imp Ovr	0		
				Misc Imp Ovr Comment			
				Cost to Cure Ovr	0		
				Cost to Cure Ovr Comment			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,440		17.62	25,375
FFL	1ST FLOOR	1,440	1,440		88.11	126,875
GAR	GARAGE	0	576		20.265	35.18
HST	HALF STORY	288	576		44.05	25,375
OPF	OPEN PORCH	0	32		8.26	264
SFL	2ND FLOOR	1,008	1,008		88.11	88,812
WDK	WOOD DECK	0	306		12.38	3,785
Ttl. Gross Liv/Lease Area:		2,736	5,378	3,300		290,755

