

Property Location: 25 RANKIN AV
Vision ID: 2039

Account #2076

MAP ID:27/ 66/ 0/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/01/2016 15:37

CURRENT OWNER

PARKER ALEXANDER
PARKER ROBERT K
25 RANKIN AV

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_382429_2850826

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101
101

Appraised Value
107,700
83,500
400

Assessed Value
107,700
83,500
400

Total

191,600

191,600

1006
AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

PARKER ROBERT K
PARKER ALEXANDER
PARKER ROBERT K + ALEXANDER
PARK HYUN JUNG
LE CLERC,ELIZABETH A
LECLERC WILLIAM C SR,

BK-VOL/PAGE
21192/ 161
20793/ 464
20704/ 363
18349/ 570
10860/ 175
04258/ 0101

SALE DATE
05/25/2016
07/20/2015
05/15/2015
06/23/2010
07/26/1999
04/27/1976

q/u
U
U
Q
U
U
U

v/i
I
I
I
I
I
I

SALE PRICE
100
100
180,000
212,500
1
0

V.C.
1A
1A
00
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.
2016
2016
2016

Code
101
101
101

Assessed Value
121,700
81,100
400

Yr.
2015
2015
2015

Code
101
101
101

Assessed Value
121,700
81,100
400

Yr.
2014
2014
2014

Code
B
L
O

Assessed Value
121,400
83,600
400

Total:

203,200

Total:

203,200

Total:

205,400

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

ASSESSING NEIGHBORHOOD

NBHD/ SUB
0001/A

NBHD Name

Street Index Name

Tracing
101

Batch
MA

NOTES

FAMILY ROOM IN BMT

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

107,700

0

400

83,500

0

191,600

C

0

191,600

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

295

01/01/1986

MN

Manual Note

0

0

SHED

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

09/25/2015
03/04/2011
03/22/2004
10/03/2003
02/06/1992

317
317
250
274
105

3
16
22
2
3

MEAS+INSPCTD
FIELDREV CHG
MAILER SENT
MEASURED
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

RC

18,942

SF

4.28

1.0300

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

1.00

4.41

83,500

Total Card Land Units:

0.43

AC

Parcel Total Land Area:

0.43

AC

Total Land Value:

83,500

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	A		
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				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			95.47
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	5		STEAM	Replace Cost			176,614
AC Type	03		FULL	AYB			1940
Bedrooms	3			EYB			1975
Full Baths	2			Dep Code			AV
Half Baths	1			Remodel Rating			
Extra Fixtures	2			Year Remodeled			
Total Rooms	6			Dep %			39
Bath Style	A			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		CONCRETE	Overall % Cond			61
Bsmt Garage				Apprais Val			107,700
Units	1			Dep % Ovr			0
WS Flues	1			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	80	7.48	1986	A		AV	60	400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,024		19.11	19,571
BNT	BSMT ENTRY	0	25		3.82	95
EFP	ENCL PORCH	0	170		28.64	4,869
FFL	1ST FLOOR	1,024	1,024		95.47	97,758
GAR	GARAGE	0	216		38.01	8,210
TQS	3/4 STORY	483	644		71.60	46,111
Ttl. Gross Liv/Lease Area:		1,507	3,103	1,850		176,614

