

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:12/06/2016 11:57

CURRENT OWNER

BURATI RONALD J
BURATI CATHERINE L
21 FRASER DR

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_391213_2846233

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

115,600

115,600

RES LAND

101

103,600

103,600

RESIDENTL.

101

10,800

10,800

Total

230,000

230,000

1006

AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

BURATI RONALD J

04630/ 0070

07/25/1978

U

I

0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

101

114,400

2015

101

114,400

2014

B

113,600

2016

101

100,200

2015

101

100,200

2014

L

103,300

2016

101

10,800

2015

101

10,800

2014

O

11,000

Total:

225,400

Total:

225,400

Total:

227,900

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

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

115,600

0

10,800

103,600

0

230,000

C

0

230,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

28,453

SF

2.96

1.2300

7

1.0000

1.00

MG

1.00

Total Card Land Units:

0.65

AC

Parcel Total Land Area:

0.65

AC

Total Land Value:

103,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	05		CAPE	#Heat Sys	1		NO	
Model	01		RESIDENTIAL	Central Vac	0			
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:			95.31	
Interior Floor 2								
Heat Fuel	1		OIL	Replace Cost		158,397		
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 ObsInc				
Bath Style	A		AVERAGE	External ObsInc				
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		115,600		
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		19.06	18,299	
FFL	1ST FLOOR	960	960		95.31	91,493	
HST	HALF STORY	480	960		47.65	45,746	
OSP	SCRN PORCH	0	200		14.30	2,859	
Ttl. Gross Liv/Lease Area:		1,440	3,080	1,662		158,397	

