

Property Location: 40 FENWAY LN
Vision ID: 6601

Account #6709

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/07/2016 12:31

CURRENT OWNER

TAI TRUONG M + YEN HAI + KHAN

40 FENWAY LN

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL. RES LAND

Code

101 101

Appraised Value

232,800 106,200

Assessed Value

232,800 106,200

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates 12/14/2012

In+Ex FY

Mailed

GIS ID: F_388202_2856924

Received

Field 7

Field 8

Field 9

Field 10

ASSOC PID#

Total

339,000

339,000

1006

EAST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

TAI TRUONG M + YEN HAI + KHAN

BEDROCK FINANCIAL LLC,

RICHARD CHARLES H,

CARANDO PETER F JR,

BK-VOL/PAGE

19601/ 45

19274/ 180

13892/ 419

0/ 0

SALE DATE

12/19/2012

05/25/2012

01/09/2004

q/u

U

U

U

v/i

I

V

V

SALE PRICE

335,000

89,000

150,000

0

V.C.

00

U

G

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2016

2016

Total:

Code

101

101

Assessed Value

230,400

102,700

333,100

Yr.

2015

2015

Total:

Code

101

101

Assessed Value

230,400

102,700

333,100

Yr.

2014

2014

Total:

Code

B

L

Assessed Value

229,100

134,400

363,500

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

NV

ASSESSING NEIGHBORHOOD

NOTES

SUB DIV 955

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

232,800

0

0

106,200

0

339,000

C

0

339,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201202458

06/14/2012

2

DWELLING

200,000

0

OC 12/14/2012 INCL F

VISIT/ CHANGE HISTORY

Date

12/13/2012

07/10/2012

Type

IS

ID

400 317

Cd.

25 15

Purpose/Result

OC VISIT

PERMIT VISIT

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

SF

Unit Price

I. Factor

S.A.

Acre Disc

C. Factor

ST. Idx

Adj.

Notes- Adj

1

101

ONE FAM

RA

25,044

3.31

1.2800

8

1.0000

1.00

NG

1.00

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

4.24

Land Value

106,200

Total Card Land Units:

0.57

AC

Parcel Total Land Area:

0.57

AC

Total Land Value:

106,200

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		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	2.00		2 Story	Int vs Ext			
Foundation	1		CONCRETE	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	3		HARDWOOD	Adj. Base Rate:			93.18
Interior Floor 2							
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			235,179
AC Type	03		FULL	AYB			2012
Bedrooms	3			EYB			2013
Full Baths	3			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	1			Year Remodeled			
Total Rooms	6			Dep %			1
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond			99
Bsmt Garage				Apprais Val			232,800
Units	1			Dep % Ovr			0
WS Flues				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			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	905		18.64	16,861
FFL	1ST FLOOR	898	898		93.18	83,673
GAR	GARAGE	0	480		37.27	17,896
PAT	PATIO	0	256		4.73	1,211
SFL	2ND FLOOR	880	880		93.18	81,996
TQS	3/4 STORY	360	480		69.88	33,549

[illegible]