

Property Location: 27 HELEN CR  
Vision ID: 1335

Account #1370

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101  
Print Date: 12/14/2017 21:56

CURRENT OWNER

EGGLESTON EDWARD S HEIRS AND J

27 HELEN CR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

159,300

Appraised Value

74,700

81,900

2,700

159,300

Assessed Value

74,700

81,900

2,700

159,300

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

CEDAR INVESTMENT GROUP LLC

EGGLESTON EDWARD S HEIRS AND DEV

HEARRON,JONATHAN G

MCGRATH WINIFRED F,

21808/ 8

12793/ 421

11655/ 119

02217/ 0156

08/11/2017

12/11/2002

05/24/2001

12/24/1952

U

U

U

U

1

1

1

1

102,000

124,000

113,400

0

1L

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

75,300

2016

101

74,500

2015

101

74,500

2017

101

80,000

2016

101

77,700

2015

101

77,700

2017

101

2,700

2016

101

2,700

2015

101

2,700

Total:

158,000

Total:

154,900

Total:

154,900

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

FY14 UPDATED PER MLS 71438639 ESTIMATED

25% FBM WITH FULL BTH IN FBM.

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

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201601826

06/09/2016

91

INSULATION

2,770

0

20' X 12' DETACHED

330

10/14/2008

54

FENCE

600

0

ABOVE GROUND

269

08/28/2008

3

GARAGE

200

0

257

08/17/2007

11

POOL

4,000

0

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

RC

8,767

SF

9.34

1.0000

5

1.0000

1.00

MA

1.00

1.00

9.34

81,900

Total Card Land Units:

0.20

AC

Parcel Total Land Area:

0.2

AC

Total Land Value:

81,900

| CONSTRUCTION DETAIL |      |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |     |             |
|---------------------|------|-----|-------------|---------------------------------|-------------|-----|-------------|
| Element             | Cd.  | Ch. | Description | Element                         | Cd.         | Ch. | Description |
| Style               | 19   |     | RANCH       | #Heat Sys                       | 1           |     |             |
| Model               | 01   |     | RESIDENTIAL | Central Vac                     | 0           |     | NO          |
| Grade               | C    |     | AVERAGE     | FBM Sqft                        | 180         |     |             |
| Stories             | 1.00 |     | 1 STORY     | Int vs Ext                      | S           |     | SAME        |
| Foundation          | 1    |     | CONCRETE    | MIXED USE                       |             |     |             |
| Exterior Wall 1     | 4    |     | VINYL       | Code                            | Description |     | Percentage  |
| Exterior Wall 2     |      |     |             | 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      |                                 |             |     |             |
| Interior Floor 2    | 3    |     | HARDWOOD    |                                 |             |     |             |
| Heat Fuel           | 2    |     | GAS         |                                 |             |     |             |
| Heat Type           | 1    |     | FORCED H/A  |                                 |             |     |             |
| AC Type             | 03   |     | FULL        |                                 |             |     |             |
| Bedrooms            | 2    |     |             |                                 |             |     |             |
| Full Baths          | 2    |     |             |                                 |             |     |             |
| Half Baths          | 0    |     |             |                                 |             |     |             |
| Extra Fixtures      | 1    |     |             |                                 |             |     |             |
| Total Rooms         | 4    |     |             |                                 |             |     |             |
| Bath Style          | A    |     | AVERAGE     |                                 |             |     |             |
| Kitchen Style       | A    |     | AVERAGE     |                                 |             |     |             |
| Kitchens            | 1    |     |             |                                 |             |     |             |
| Extra Kitchens      | 0    |     |             |                                 |             |     |             |
| Frame               | 1    |     | WOOD        |                                 |             |     |             |
| Basement Floor      | 12   |     | CONCRETE    |                                 |             |     |             |
| Bsmt Garage         |      |     |             |                                 |             |     |             |
| Units               | 1    |     |             |                                 |             |     |             |
| WS Flues            |      |     |             |                                 |             |     |             |
| FBM Quality         | 3    |     |             |                                 |             |     |             |
| Fireplaces          | 0    |     |             |                                 |             |     |             |

| 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   | 64    | 7.48       | 1980 | A   |       | FR  | 50   | 200       |
| 08                                                             | POOL A-O    |     |              | L   | 24    | 69.00      | 2007 | A   |       | GD  | 70   | 1,200     |
| 02                                                             | SHED/FR     |     |              | L   | 240   | 7.48       | 2006 | A   |       | GD  | 70   | 1,300     |
|                                                                |             |     |              |     |       |            |      |     |       |     |      |           |
|                                                                |             |     |              |     |       |            |      |     |       |     |      |           |
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|                                                                |             |     |              |     |       |            |      |     |       |     |      |           |
|                                                                |             |     |              |     |       |            |      |     |       |     |      |           |
|                                                                |             |     |              |     |       |            |      |     |       |     |      |           |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |
| BMT                               | BASEMENT    | 0           | 720        |           | 25.53     | 18,381          |
| EFP                               | ENCL PORCH  | 0           | 100        |           | 38.29     | 3,829           |
| FFL                               | 1ST FLOOR   | 720         | 720        |           | 127.65    | 91,907          |
| GAR                               | GARAGE      | 0           | 264        |           | 51.25     | 13,531          |
| OFP                               | OPEN PORCH  | 0           | 40         |           | 12.76     | 511             |
| WDK                               | WOOD DECK   | 0           | 160        |           | 17.55     | 2,808           |

|                            |  |     |       |       |  |         |
|----------------------------|--|-----|-------|-------|--|---------|
|                            |  |     |       |       |  |         |
| Ttl. Gross Liv/Lease Area: |  | 720 | 2,004 | 1,026 |  | 130,968 |

