

Property Location: 54 NORTH CIRCLE DR
Vision ID: 3768

Account #3833

MAP ID: 47/ 7/ 35/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/15/2017 18:48

CURRENT OWNER

LEDERER VICTOR A
LEDERER PAMELA J
54 NORTH CIRCLE 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_385064_2856128

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101

Appraised Value
205,700
104,400
400

Assessed Value
205,700
104,400
400

Total

310,500

310,500

1006
45T LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

LEDERER VICTOR A
SULLIVAN,JOANNE L
LEDERER,VICTOR A
LEDERER VICTOR A,

10313/ 139
10313/ 137
BK10186-P193
03592/ 0193

06/04/1998
06/04/1998
03/06/1998
06/02/1971

U
U
U
U

1
1
1
1

1
1
1
0

A
A
A
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

201,000

2016

101

198,800

2015

101

198,800

2017

101

102,600

2016

101

99,200

2015

101

99,200

2017

101

400

2016

101

400

2015

101

400

Total:

304,000

Total:

298,400

Total:

298,400

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

2 FIX GOOD - 2 FIX AV

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

205,700

0

400

104,400

0

310,500

C

0

310,500

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201201923
28
11
199

05/11/2012
03/04/1998
01/01/1987
01/01/1986

12
4
MN
MN

REROOF
ADDITION
Manual Note
Manual Note

11,000
158,165
1,000
0

0
0
0
0

DECK & ADDITION
WD STOVE
ADDITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

06/15/2012
06/10/2011
05/20/2011
09/05/2002
02/11/1999

317
317
317
274
247

15
14
2
3
15

PERMIT VISIT
INSPECTED
MEASURED
MEAS+INSPCTD
PERMIT VISIT

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

26,034

SF

3.37

1.1900

7

1.0000

1.00

MG

1.00

1.00

4.01

104,400

Total Card Land Units:

0.60

AC

Parcel Total Land Area:

0.6 AC

Total Land Value:

104,400

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+		AVG. (+)	FBM Sqft			
Stories	1.50		1 1/2 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2	26		WOOD	101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2	8		PLYWD PANL				
Interior Floor 1	3		HARDWOOD				
Interior Floor 2	4		CARPET				
Heat Fuel	1		OIL				
Heat Type	1		FORCED H/A				
AC Type	01		NONE				
Bedrooms	3						
Full Baths	2						
Half Baths	1						
Extra Fixtures	3						
Total Rooms	6			Adj. Base Rate:			86.67
Bath Style	A		AVERAGE	Replace Cost			293,899
Kitchen Style	G		GOOD	AYB			1957
Kitchens	1			EYB			1987
Extra Kitchens	0			Dep Code			GD
Frame	1		WOOD	Remodel Rating			
Basement Floor	12		CONCRETE	Year Remodeled			
Bsmt Garage				Dep %			30
Units	1			Functional Obslnc			
WS Flues				External Obslnc			
FBM Quality				Cost Trend Factor			1
Fireplaces	1			Condition			
				% Complete			
				Overall % Cond			70
				Apprais Val			205,700
				Dep % Ovr			0
				Dep Ovr Comment			
				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,348		17.36	23,401						
CFL	CATHEDRAL CE	520	520		89.34	46,455						
FFL	1ST FLOOR	1,588	1,588		86.67	137,632						
GAR	GARAGE	0	440		34.67	15,254						
HST	HALF STORY	736	1,472		43.34	63,789						
OPF	OPEN PORCH	0	124		8.39	1,040						
WDK	WOOD DECK	0	524		12.07	6,327						
Ttl. Gross Liv/Lease Area:		2,844	6,016	3,391		293,899						

