

Property Location: 53 RURAL LN
Vision ID: 4683

Account #4756

MAP ID: 60/ 5/ 26/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/15/2017 22:39

CURRENT OWNER

LYON MARK S
LYON JANET E
53 RURAL LN

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

100,400

100,400

RES LAND

101

106,500

106,500

RESIDENTL.

101

14,100

14,100

Total

221,000

221,000

1006
45T LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

LYON MARK S
SANDERS PATRICIA O,

11227/ 416
03328/ 0230

06/12/2000
04/05/1968

U
U

1
1

142,500
0

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

101,000

2016

101

100,000

2015

101

100,000

2017

101

104,100

2016

101

100,700

2015

101

100,700

2017

101

14,100

2016

101

14,100

2015

101

14,100

Total:

219,200

Total:

214,800

Total:

214,800

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

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

100,400

0

14,100

106,500

0

221,000

C

0

221,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

224

07/26/2002

11

POOL

22,000

0

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

05/29/2008

317

11

ENTRY DENIED

02/11/2003

274

15

PERMIT VISIT

10/29/2001

247

3

MEAS+INSPCTD

03/04/1992

170

3

MEAS+INSPCTD

01/26/1981

500

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

30,345

SF

2.95

1.1900

7

1.0000

1.00

MG

1.00

1.00

3.51

106,500

Total Card Land Units:

0.70

AC

Parcel Total Land Area:

0.7 AC

Total Land Value:

106,500

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		
Grade	C		AVERAGE	FBM Sqft	312		
Stories	1.00		1 Story	Int vs Ext	\$		
Foundation	1						
Exterior Wall 1	4		VINYL				
Exterior Wall 2							
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2	6		CERAMIC TL				
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W				
AC Type	03		Full				
Bedrooms	3						
Full Baths	1						
Half Baths	1						
Extra Fixtures	1						
Total Rooms	6						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor	12						
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality	3						
Fireplaces	1						

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		
FBM Sqft	312		
Int vs Ext	\$		

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	102.23
Replace Cost	176,149
AYB	1955
EYB	1974
Dep Code	AV
Remodel Rating	
Year Remodeled	
Dep %	43
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	57
Apprais Val	100,400
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
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	128	7.48	2004	A		GD	70	700
11	POOL I-V	OB	Outbuilding	L	648	29.00	2002	A		GD	70	13,200
14	SCRN HSE			L	16	14.95	2004	A		GD	70	200

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,249		20.46	25,558
FFL	1ST FLOOR	1,249	1,249		102.23	127,690
GAR	GARAGE	0	528		40.85	21,571
PAT	PATIO	0	256		5.19	1,329
Ttl. Gross Liv/Lease Area:		1,249	3,282	1,723		176,149

