

Property Location: 78 LENOX CR
Vision ID: 5307

Account #5384

MAP ID: 73/ 8/ 32/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/16/2017 01:07

CURRENT OWNER

RANALDI DIANE M

78 LENOX CR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL. RES LAND

Code

101101

Appraised Value

210,000109,200

Assessed Value

210,000109,200

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_391194_2853403

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

Total

319,200

319,200

RECORD OF OWNERSHIP

BK-VOL/PAGE

29819/ LC
127/ 493
LC002-1071

SALE DATE

02/01/2001
08/28/1998
11/29/1983

q/u

U
U
U

v/i

1
1
1

SALE PRICE

240,000
230,000
115,000

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2017
2017

Code

101
101

Assessed Value

205,100
106,800

Yr.

2016
2016

Code

101
101

Assessed Value

202,900
103,600

Yr.

2015
2015

Code

101
101

Assessed Value

202,900
103,600

Total:

311,900

Total:

306,500

Total:

306,500

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

NG

NOTES

NEEDS A SATURDAY APPT

ASSESSING NEIGHBORHOOD

Appraised Bldg. Value (Card)

210,000

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

109,200

Special Land Value

0

Total Appraised Parcel Value

319,200

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

319,200

APPROAISED VALUE SUMMARY

DATE

TYPE

IS

ID

Cd.

Purpose/Result

01/04/2016

02

317

2

MEASURED

02/06/2009

317

15

PERMIT VISIT

06/03/2008

250

22

MAILER SENT

04/03/2007

250

22

MAILER SENT

08/17/2006

311

2

MEASURED

BUILDING PERMIT RECORD

Permit ID

368
304

Issue Date

11/19/2008
09/01/1988

Type

21
MN

Description

SIDING
Manual Note

Amount

15,500
100

Insp. Date

% Comp.

0
0

Date Comp.

Comments

SHED

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

01/04/2016

02

317

2

MEASURED

02/06/2009

317

15

PERMIT VISIT

06/03/2008

250

22

MAILER SENT

04/03/2007

250

22

MAILER SENT

08/17/2006

311

2

MEASURED

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

26,776 SF

3.29

1.2400

8

1.0000

1.00

NG

1.00

1.00

4.08

109,200

Total Card Land Units:

0.61 AC

Parcel Total Land Area:

0.61 AC

Total Land Value:

109,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	C+		AVG. (+)	FBM Sqft	390		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	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	3		HARDWOOD	Adj. Base Rate:		97.93	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		262,543	
Heat Type	1		FORCED H/A	AYB		1983	
AC Type	03		FULL	EYB		1997	
Bedrooms	4			Dep Code		GD	
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	1			Dep %		20	
Total Rooms	8			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		80	
Basement Floor	12		CONCRETE	Apprais Val		210,000	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	1			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	1,300		19.59	25,461	
FFL	1ST FLOOR	1,300	1,300		97.93	127,305	
GAR	GARAGE	0	529		39.24	20,761	
SFL	2ND FLOOR	875	875		97.93	85,686	
WDK	WOOD DECK	0	240		13.87	3,330	
Ttl. Gross Liv/Lease Area:		2,175	4,244	2,681		262,543	

