

Property Location: 30 FRANCONIA CR

Account #3447

MAP ID: 4/ 39/ 13/ /

Bldg Name:

State Use: 101

Vision ID: 3392

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/07/2018 11:29

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION							
ROBERTS SCOTT A ROBERTS NANCY C 30 FRANCONIA CR EAST LONGMEADOW, MA 01028 Additional Owners:							1	TYPCL					Description	Code	Appraised Value	Assessed Value								
													RESIDENTL.	101	167,600	167,600								
													RES LAND	101	87,500	87,500								
													RESIDENTL.	101	1,600	1,600								
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375919_2851077								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																
Total													256,700				256,700							
RECORD OF OWNERSHIP					BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)										
ROBERTS SCOTT A					04295/ 0135		07/19/1976		U	1	0			Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value		
														2018	101	167,300	2017	101	162,900	2016	101	161,100		
														2018	101	87,500	2017	101	85,200	2016	101	82,800		
														2018	101	1,600	2017	101	1,600	2016	101	1,600		
														Total:			256,400			Total:			249,700	
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)167,600 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)1,600 Appraised Land Value (Bldg)87,500 Special Land Value0 Total Appraised Parcel Value256,700 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value256,700									
Year	Type	Description			Amount	Code	Description			Number	Amount	Comm. Int.												
Total:																								
ASSESSING NEIGHBORHOOD																								
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch													
0001/A								101			NA													
NOTES																								
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY														
Permit ID	Issue Date	Type	Description			Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result								
											03/23/2018			333	2	MEASURED								
											08/14/2006			250	6	INFO BY PHON								
											04/06/2004			250	22	MAILER SENT								
											04/01/2004			311	2	MEASURED								
											04/01/1992			107	22	MAILER SENT								
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		S Adj Fact	Adj. Unit Price	Land Value			
																	Spec Use	Spec Calc						
1	101	ONE FAM		RB				15,000	SF	5.61	1.0400	6	1.0000	1.00	NA	1.00				1.00	5.83	87,500		
Total Card Land Units:									0.34		AC	Parcel Total Land Area:					0.34		AC	Total Land Value:				87,500

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		AVERAGE	FBM Sqft	605		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2	1		WOOD SHING	101	ONE FAM		100
Roof Structure	3		GAMBREL				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			93.59
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost			223,491
Heat Type	3		FORCED H/W	AYB			1976
AC Type	01		NONE	EYB			1993
Bedrooms	2			Dep Code			GD
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			25
Total Rooms	7			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			75
Basement Floor				Apprais Val			167,600
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			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	120	7.48	1976	A		AV	60	500
22	WOOD DK			L	200	9.20	1998	A		AV	60	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	864		18.74	16,191	
FFL	1ST FLOOR	1,084	1,084		93.59	101,451	
GAR	GARAGE	0	720		37.44	26,954	
OPF	OPEN PORCH	0	44		8.51	374	
SFL	2ND FLOOR	821	821		93.59	76,837	
WDK	WOOD DECK	0	132		12.76	1,685	
Ttl. Gross Liv/Lease Area:		1,905	3,665	2,388		223,491	

