

Property Location: 46 CEDAR HILL RD
Vision ID: 396

Account #405

MAP ID: 15/ 29/ 46/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/06/2018 10:24

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION												
PEARSON AMY E				1	TYPCL					Description	Code	Appraised Value	Assessed Value													
46 CEDAR HILL RD										RESIDENTL.	101	141,000	141,000													
EAST LONGMEADOW, MA 01028										RES LAND	101	82,100	82,100													
Additional Owners:		SUPPLEMENTAL DATA																								
		Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378803_2851445				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																				
										Total		223,100		223,100												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)													
PEARSON AMY E				13214/ 86		05/22/2003		U	1	1		H	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value					
MAURER, MICHAEL J &				10814/ 053		06/21/1999		U	1	100,000			2018	101	130,300	2017	101	127,300	2016	101	125,900					
PEARSON PATRICIA A,				03061/ 0596		09/25/1964		U	1	0			2018	101	82,100	2017	101	80,200	2016	101	77,900					
										Total:		212,400		Total:		207,500		Total:		203,800						
EXEMPTIONS				OTHER ASSESSMENTS																						
Year	Type	Description		Amount		Code	Description		Number	Amount	Comm. Int.		This signature acknowledges a visit by a Data Collector or Assessor													
				Total:																						
ASSESSING NEIGHBORHOOD																										
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch															
0001/A								101			MA															
NOTES																										
												Appraised Bldg. Value (Card)								141,000						
												Appraised XF (B) Value (Bldg)								0						
												Appraised OB (L) Value (Bldg)								0						
												Appraised Land Value (Bldg)								82,100						
												Special Land Value								0						
												Total Appraised Parcel Value								223,100						
												Valuation Method:								C						
												Adjustment:								0						
												Net Total Appraised Parcel Value								223,100						
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									
201700098 47	01/03/2017 03/01/1990	91 MN	INSULATION Manual Note		2,495 1,000			0 0		PORCH		11/03/2016 03/08/2004 04/25/1992 04/01/1992 07/24/1991			317 311 170 107 131	2 3 3 22 2	MEASURED MEAS+INSPCTD MEAS+INSPCTD MAILER SENT 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		S Adj Fact	Adj.	Unit Price	Land Value			
1	101	ONE FAM		RC				9,350 SF	8.78	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00		8.78	82,100			
Total Card Land Units:										0.21		AC	Parcel Total Land Area:					0.21 AC		Total Land Value:					82,100	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		NO
Model	01		RESIDENTIAL	Central Vac	0		
Grade	C		AVERAGE	FBM Sqft	288		
Stories	2.00		2 STORY	Int vs Ext	S		
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	3		GAMBREL	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			101.77
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			201,409
AC Type	01		NONE	AYB			1964
Bedrooms	4			EYB			1988
Full Baths	2			Dep Code			GD
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	6			Dep %			30
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12		CONCRETE	Overall % Cond			70
Bsmt Garage				Apprais Val			141,000
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr			0
Fireplaces	1			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	960		20.35	19,540						
EFP	ENCL PORCH	0	182		30.76	5,598						
FFL	1ST FLOOR	960	960		101.77	97,702						
SFL	2ND FLOOR	768	768		101.77	78,162						
WDK	WOOD DECK	0	32		12.72	407						
Ttl. Gross Liv/Lease Area:		1,728	2,902	1,979		201,409						

