

Property Location

30 WESTMINSTER ST

Map ID

23/ 51/ 74/ /

Bldg Name

State Use

101

Vision ID

1277

Account #

1312

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/18/2019 11:57:18

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW															
THETREULT FRANK J III THETREULT MARY A 30 WESTMINSTER ST EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed																
										RESIDNTL.	101	108500	108,500																
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	87100	87,100																
										RESIDNTL.	101	900	900																
		SUPPLEMENTAL DATA								Total				196,500		196,500													
GIS ID F_380356_2856062 Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
THETREULT FRANK J III		04440 0164		06-23-1977		U		I		0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
												2019	101	105,600	2018	101	97,700	2017	101	96,300									
													101	84,500		101	84,500		101	82,600									
													101	900		101	900		101	900									
												Total		191000		Total		183100		Total		179800							
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		YEAR	Amount														Comm Int					
		Total		0.00										APPRAISED VALUE SUMMARY															
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card) 108,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 87,100 Special Land Value 0 Total Appraised Parcel Value 196,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 196,500																			
0001						101		MA																					
NOTES																													
BUILDING PERMIT RECORD																													
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
																		09-19-2014 11-29-2003 08-12-1991 05-21-1980						317 274 131 500		2 3 3 3		MEASURED MEAS+INSPCTD MEAS+INSPCTD MEAS+INSPCTD	
LAND LINE VALUATION SECTION																													
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing			Size A	Adj Unit Pric	Land Value								
1	101	ONE FAM	RB				16,350 SF	5.33	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.33	87,100								
Total Card Land Units							0.375	AC	Parcel Total Land Area:			0.3753	Total Land Value										87,100						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	6	
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 Story	Units	1	
Foundation	1		MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	102.95	
Interior Floor 2			RCN	172,205	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1960	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	108,500	
FBM Sqft	702		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	192	7.48	1965	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		24.30	22,742	
EPF	ENCL PORCH	0	180		36.48	6,567	
FFL	1ST FLOOR	936	936		121.61	113,830	
GAR	GARAGE	0	528		48.60	25,660	
OPF	OPEN PORCH	0	252		12.06	3,040	
PAT	PATIO	0	64		5.70	365	
Ttl Gross Liv / Lease Area		936	2,896	1,416		172,205	

