

Property Location

14 LESTER ST

Map ID

25/ 179/ 18/ /

Bldg Name

State Use

101

Vision ID

1570

Account #

1605

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/18/2019 12:43:50

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW			
SAILLANT EDUARDO A 14 LESTER ST EAST LONGMEADOW MA 01028 GIS ID F_380285_2852915		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed				
						RESIDNTL.	101	119100	119,100				
						RES LAND	101	85600	85,600				
						RESIDNTL.	101	5500	5,500				
		DRAINAGE		VIEW	COMMUNITY								
		SUPPLEMENTAL DATA											
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#							
						Total				210,200	210,200		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
SAILLANT EDUARDO A BIANCO JULIE A, GROCOTT JAMES M		14527	0288	09-30-2004	U	I	252,500		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		07218	0104	07-14-1989	U	I	121,000		2019	101	116,500	2018	101	107,400	2017	101	106,200
		0000	0000		U		0			101	83,100		101	83,100		101	81,100
										101	5,500		101	5,500			
		Total						Total		205100	Total		196000	Total		192800	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 119,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,500 Appraised Land Value (Bldg) 85,600 Special Land Value 0 Total Appraised Parcel Value 210,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 210,200									
Total			0.00															

ASSESSING NEIGHBORHOOD									
Nbhd	Nbhd Name	B	Tracing	Batch					
0001			101	MA					

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					
249	10-29-1998	9	ALTERATION	30,000				ENL BTH/FR PORC	10-31-2014			317	2	MEASURED					
									03-24-2004			250	22	MAILER SENT					
									10-25-2003			274	2	MEASURED					
									11-04-1999			247	15	PERMIT VISIT					
									03-24-1999			200	2	MEASURED					
									06-17-1992			107	22	MAILER SENT					
									01-30-1981			500	3	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	RC				12,161 SF	7.04	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.04	85,600		
Total Card Land Units							0.279	AC	Parcel Total Land Area: 0.2792							Total Land Value							85,600

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 Story	Units	1	
Foundation	2		MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	70.31	
Interior Floor 2	4	CARPET	RCN	189,003	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1929	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	119,100	
FBM Sqft	864		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		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
03	GARAGE	OB	Outbuildi	L	324	28.18	1943	60	0.00	AV	A	1.00	5,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,152		17.23	19,850	
FFL	1ST FLOOR	1,152	1,152		86.30	99,421	
OFP	OPEN PORCH	0	284		8.51	2,416	
SFL	2ND FLOOR	780	780		86.30	67,316	
Ttl Gross Liv / Lease Area		1,932	3,368	2,190		189,003	

