

Property Location 141 ALLEN ST

Vision ID 5207

Account # 5284

Map ID 71/ 6/ H/ /

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 1 of 1

State Use 101

Print Date 11-04-2020 8:44:02 A

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																							
CORONA BOBBY MATEO MARGARITA 141 ALLEN ST EAST LONGMEADOW MA 01028 GIS ID F_390223_2856170		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																									
										RESIDNTL.		101		111500		111,500																									
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		96200		96,200																									
										RESIDNTL.		101		200		200																									
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								207,900		207,900																					
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
CORONA BOBBY MARCHAND DONALD E MANOCCHIO,MARISA KOWAL,HELEN M KOWAL ANNE		21757 0204		07-07-2017		Q I		I		209,500		00		Year		Code		Assessed		Year		Code		Assessed																	
		17217 0250		03-27-2008		U I		I		165,000		1		2020		101		106,000		2019		101		103,300																	
		14770 0076		01-11-2005		U I		I		200,000						101		96,200				101		93,700																	
		08262 0015		12-03-1992		U I		I		1		1A				101		200				101		200																	
01823 0567		05-11-1946		U I		I		0						Total		202400		Total		197200		Total		189900																	
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																																					
ASSESSING NEIGHBORHOOD																		APPROAISED VALUE SUMMARY																							
Nbhd		Nbhd Name		B		Tracing		Batch																																	
0001						101		MG																																	
NOTES																																									
SUB DIV 1008																		Appraised BLDG. Value (Card)										111,500													
																		Appraised Xf (B) Value (Bldg)										0													
																		Appraised Ob (B) Value (Bldg)										200													
																		Appraised Land Value (Bldg)										96,200													
																		Special Land Value										0													
																		Total Appraised Parcel Value										207,900													
																		Valuation Method										C													
																		Adjustment																							
																		Net Total Appraised Parcel Value										207,900													
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													
201801765		05-08-2018		62		SOLAR		5,841		06-13-2019		100		06-13-2019		4 X 8 ATTACHED E		06-13-2019						400		15		PERMIT VISIT													
201501886		06-09-2015		62		SOLAR		30,600		06-03-2016		100		06-03-2016				06-03-2016						317		15		PERMIT VISIT													
324		10-10-2008		17		DECK		350										02-06-2009						317		15		PERMIT VISIT													
162		05-16-2008		54		FENCE		5,500										04-03-2007						250		22		MAILER SENT													
																		12-12-2006						311		2		MEASURED													
																04-19-2000						247		3		MEAS+INSPCTD															
																02-19-2000						247		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		RA								25,065 SF		3.59		1.190		7		LAND		1.00		MG		1.00				0 TRF2		0.9		1.000		3.84		96,200	
Total Card Land Units														0.575		AC		Parcel Total Land Area:				0.5754				Total Land Value										96,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	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	101.77	
Interior Floor 2	4	CARPET	RCN	195,649	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1962	
AC Type	03	FULL	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	111,500	
FBM Sqft	573		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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	54	7.48	1967	60	0.00	AV	A	1.00	200
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2015	57	1.00			0.00	0
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,146		24.79	28,411	
FFL	1ST FLOOR	1,146	1,146		124.06	142,177	
GAR	GARAGE	0	480		49.63	23,820	
OPF	OPEN PORCH	0	40		12.41	496	
UCN	UNFIN CAN	0	68		5.47	372	
WDK	WOOD DECK	0	24		15.51	372	
Ttl Gross Liv / Lease Area		1,146	2,904	1,577		195,649	

