

Property Location

56 GLEN HEATHER LN

Map ID

94/ 11/ 56/ /

Bldg Name

State Use

101

Vision ID

6062

Account #

6145

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

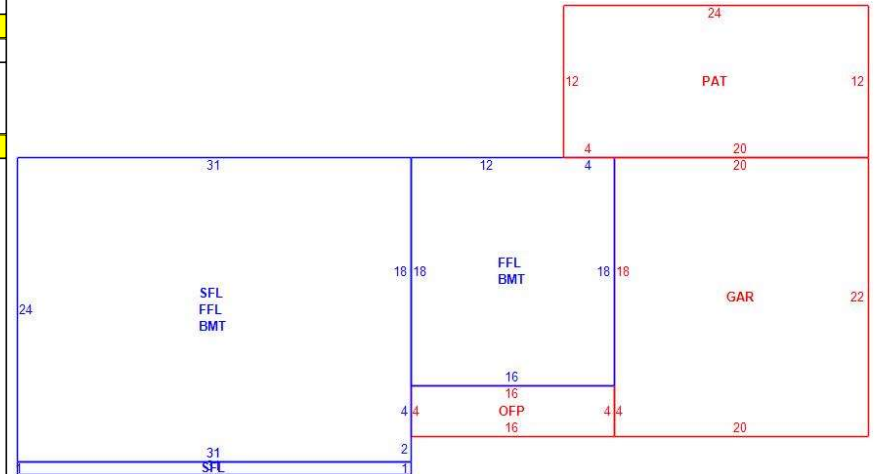
11-04-2020 11:00:32

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
NGUYEN HAI H NGUYEN SON H 56 GLEN HEATHER LN EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed											
										RESIDNTL.	101	171200	171,200											
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	107000	107,000											
										RESIDNTL.	101	1400	1,400											
		SUPPLEMENTAL DATA								Total				279,600	279,600									
GIS ID		F_394655_2841660		Mailed		Assoc Pid#																		
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
NGUYEN HAI H DUNLOP JOHN M FERRITER WILLIAM K +, FORD RAYMOND J		22642		578		04-29-2019		Q		I		305,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		10783		0522		05-27-1999		U		I		190,000				2020	101	166,700	2019	101	134,100	2018	101	125,900
		07692		0185		05-02-1991		U		I		169,000					101	107,000		101	104,300		101	104,300
		03820		0211		07-10-1973		U		I		0					101	1,400		101	400		101	400
		Total												Total		275100	Total		238800	Total		230600		
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		Appraised BLDG. Value (Card)								171,200						
0001						101		MG		Appraised Xf (B) Value (Bldg)								0						
										Appraised Ob (B) Value (Bldg)								1,400						
										Appraised Land Value (Bldg)								107,000						
										Special Land Value								0						
										Total Appraised Parcel Value								279,600						
										Valuation Method								C						
										Adjustment														
										Net Total Appraised Parcel Value								279,600						
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										
201102635	09-19-2011	12	REROOF	9,190				NVC	07-17-2019			334	2	MEASURED										
322	12-01-2003	7	REMODEL	10,000				BMT REC RM OC 2/	04-06-2012			317	15	PERMIT VISIT										
									06-09-2005			274	3	MEAS+INSPCTD										
									02-13-2004			311	15	PERMIT VISIT										
									11-23-1999			247	3	MEAS+INSPCTD										
									02-10-1993			131	15	PERMIT VISIT										
									07-31-1992			131	14	INSPECTED										
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				25,000 SF	3.6	1.190	7	LAND	1.00	MG	1.00		0		1.000	4.28	107,000				
Total Card Land Units							0.574	AC	Parcel Total Land Area:				0.5739	Total Land Value							107,000			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		93.48
Interior Floor 1	3	HARDWOOD	RCN		237,723
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1973
Heat Type	3	FORCED H/W	Effective Year Built		1990
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		28
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		72
Extra Kitchens	0		RCNLD		171,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	258		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	80	7.48	1997	60	0.00	AV	A	1.00	400
02	SHED/FR			L	192	7.48	2015	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,032		21.48	22,169
FFL	1ST FLOOR	1,032	1,032		107.62	111,059
GAR	GARAGE	0	440		43.05	18,940
OFP	OPEN PORCH	0	64		10.09	646
PAT	PATIO	0	288		5.23	1,507
SFL	2ND FLOOR	775	775		107.62	83,402
Ttl Gross Liv / Lease Area		1,807	3,631	2,209		237,723



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