

Property Location

45 CANTERBURY CR

Map ID

20/ 14/ 11/ /

Bldg Name

State Use

101

Vision ID

6370

Account #

6463

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-04-2020 11:46:32

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
WHITEHEAD JEFFREY A WHITEHEAD KYMBERLY A 45 CANTERBURY CR EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed											
										RESIDNTL.	101	348100	348,100											
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	119500	119,500											
		SUPPLEMENTAL DATA								Total				467,600	467,600									
GIS ID		F_379960_2843489		Mailed		Assoc Pid#																		
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
WHITEHEAD JEFFREY A DAVIS JOHN H + STEPHEN A, ASM & CO INC		14161		0022		05-10-2004		U		V		70,000		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		9348		0266		12-27-1995		U		V		745,000				2020	101	337,300	2019	101	328,100	2018	101	303,500
		0000		0000				U				0					101	119,500		101	116,300		101	116,300
																Total		456800	Total		444400	Total		419800
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																								
Nbhd		Nbhd Name		B		Tracing		Batch																
0001						101		NG																
NOTES																								
SUB DIV 868 PHASE 4																								
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										
201902028	06-01-2019	62	SOLAR	58,000	05-22-2020	100	07-03-2019	OC 11/3/2004	05-22-2020			400	15	PERMIT VISIT										
155	06-15-2004	2	DWELLING	154,800					03-15-2018				333	4	INFO AT DOOR									
									06-07-2007				311	16	FIELDREV CHG									
									05-04-2006				105	16	FIELDREV CHG									
									11-12-2004				328	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				40,000	SF	2.39	1.240	8	LAND	1.00	NG	1.00		0		1.000	2.96	118,400			
1	101	ONE FAM	RA				0.150	AC	7,000	1.000	0		1.00	NG	1.00		0		1.000	7,000	1,100			
Total Card Land Units							1.068	AC	Parcel Total Land Area: 1.0683							Total Land Value					119,500			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#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	Percentage
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		84.32
Interior Floor 2	4	CARPET	RCN		386,752
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2004
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		10
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		90
Extra Kitchen St			RCNLD		348,100
FBM Sqft			Dep % Ovr		
FBM Quality			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
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2019	90	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,288		23.83	30,693	
FFL	1ST FLOOR	1,288	1,288		118.96	153,226	
GAR	GARAGE	0	576		47.50	27,362	
HST	HALF STORY	288	576		59.48	34,262	
SFL	2ND FLOOR	1,160	1,160		118.96	137,998	
WDK	WOOD DECK	0	192		16.73	3,212	
Ttl Gross Liv / Lease Area		2,736	5,080	3,251		386,752	

