

Property Location

67 CANTERBURY CR

Map ID

20/ 17/ 15/ /

Bldg Name

State Use

101

Vision ID

6374

Account #

6467

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-04-2020 11:47:13

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW									
HALLER SPENCER L HALLER BETHANY S 67 CANTERBURY CR EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed										
										RESIDNTL.	101	362000	362,000										
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	130300	130,300										
										RESIDNTL.	101	10200	10,200										
		SUPPLEMENTAL DATA								Total				502,500	502,500								
GIS ID		F_380498_2843781		Mailed		Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
HALLER SPENCER L FAZIO,PETER F DAVIS JOHN H + STEPHEN A, ASM & CO INC		17716 0135		03-26-2009		U I				479,000		1P		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		12886 0431		01-21-2003		U V				70,000				2020	101	348,000	2019	101	338,900	2018	101	318,300	
		9348 0266		12-27-1995		U V				745,000		1			101	130,300		101	126,600		101	126,600	
		0000 0000				U				0					101	10,200		101	10,200		101	1,800	
										Total				488500		Total		475700		Total		446700	
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		NV															
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									
202001702	06-02-2020	11	POOL	0		0		18x9 TEMPORARY	02-28-2018			333	15	PERMIT VISIT									
201702800	10-25-2017	17	DECK	10,000	02-28-2018	100	02-28-2018	16X20	02-10-2010			317	16	FIELDREV CHG									
201702799	10-25-2017	10	SHED	20,000	02-28-2018	100	02-28-2018	16X24 BARN STYLE	04-17-2009			317	3	MEAS+INSPCTD									
14	02-12-2003	2	DWELLING	159,600		0		OC 6/23/2003	01-20-2004			311	2	MEASURED									
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				33,497 SF	2.78	1.400	9	LAND	1.00	NV	1.00			0		1.000	3.89	130,300		
							Total Card Land Units	0.769	AC	Parcel Total Land Area: 0.7690												Total Land Value	130,300

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	Percentage
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		84.66
Interior Floor 1	3	HARDWOOD	RCN		402,197
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		2003
Heat Type	1	FORCED H/A	Effective Year Built		2008
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		362,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft	801		Dep Ovr Comment		
FBM Quality	4		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
19	PATIO			L	435	5.75	2005	70	0.00	GD	A	1.00	1,800
32	BARN/LFT			L	384	19.55	2017	70	0.00	GD	G	1.25	6,600
22	WOOD DK			L	320	9.20	2017	60	0.00	AV	A	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,232		25.10	30,929
CFL	CATHEDRAL CE	120	120		129.92	15,590
FFL	1ST FLOOR	1,112	1,112		125.73	139,807
GAR	GARAGE	0	672		50.33	33,820
HST	HALF STORY	336	672		62.86	42,244
SFL	2ND FLOOR	1,112	1,112		125.73	139,807
Ttl Gross Liv / Lease Area		2,680	4,920	3,199		402,197

