Property Location 12 ABBEY LN | Map ID 31/ 50/ 5/ / | Bldg Name | State Use 101
Vision ID 6545 | Account # 6649 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-04-2020 12:12:38

CURRENT OWNER

COOPER BRUCE M
COOPER MARIANNE
12 ABBEY LN

EAST LONGMEADOW MA 01028

GIS ID F_381436_2843823

TOPO TYPE	UTILITY	STREET	LOCATION

TOPO WET	EASEMENT	TRAFFIC	CORNER

DRAINAGE		VIEW	COMMUNITY

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit HO:HO	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	441600	441,600
RES LAND	101	134900	134,900
		Total	576,500	576,500

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
COOPER BRUCE M	18135	0301	12-30-2009	U	I	540,000	
ALBANO,MICHELE	17988	0001	09-09-2009	U	I	100	1
ALBANO,MICHAEL J	14368	0342	07-28-2004	U	V	125,000	
DAVIS JOHN + STEPHEN A,	9348	0266	12-22-1995	U	V	1	1
DAVIS JOHN + STEPHEN A,	0000	0000		U		0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2020	101	428,200	2019	101	416,700	2018	101	428,700
	101	134,900		101	130,900		101	130,900
	Total	563100		Total	547600		Total	559600

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	NV

NOTES

SUB DIV#924

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	441,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	134,900
Special Land Value	0
Total Appraised Parcel Value	576,500
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	576,500

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
235	08-12-2004	2	DWELLING	233,800		0		OC 5/27/2005

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
03-15-2018			333	3	MEAS+INSPCTD
02-10-2010			317	16	FIELDREV CHG
06-17-2005			274	14	INSPECTED
01-03-2005			311	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	RAA				40,000	SF	2.39	1.400	9	LAND	1.00	NV	1.00			0			1.000	3.35	134,000
1	101	ONE FAM	RAA				0.130	AC	7,000	1.000	0		1.00	NV	1.00			0			1.000	7,000	900
						Total Card Land Units	1.048	AC	Parcel Total Land Area:	1.0483												Total Land Value	134,900

Property Location	12 ABBEY LN		Map ID	31/ 50/ 5/ /	Bldg Name		State Use 101
Vision ID 6545		Account # 6649		Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11-04-2020 12:12:39

CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	B-	GOOD (-)
Stories	2.00	2 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2	8	BRICK VENR
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	4	
Full Baths	3	
Half Baths	1	
Extra Fixtures	3	
Total Rooms	8	
Bath Style	G	GOOD
Half Bath Style	G	GOOD
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	1212	
FBM Quality	1	
Fireplaces	1	
WS Flues		
Central Vac	1	YES
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

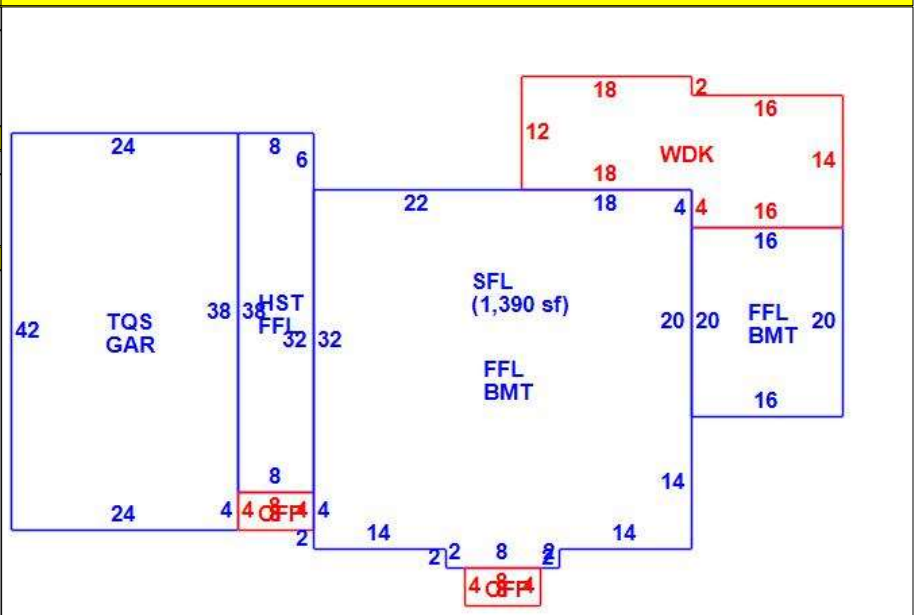
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	68.64
RCN	490,627
Net Other Adj	
Year Built	2004
Effective Year Built	2008
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	10
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	90
RCNLD	441,600
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,864		18.49	34,464
FFL	1ST FLOOR	2,168	2,168		92.40	200,316
GAR	GARAGE	0	1,008		36.94	37,236
HST	HALF STORY	152	304		46.20	14,044
OFP	OPEN PORCH	0	64		8.66	554
SFL	2ND FLOOR	1,390	1,390		92.40	128,432
TQS	3/4 STORY	756	1,008		69.30	69,852
WDK	WOOD DECK	0	440		13.02	5,729
	Ttl Gross Liv / Lease Area	4,466	8,246	5,310		490,627