

Property Location 25 CAPRI DR		Map ID 44/ 10/ 29/ /		Bldg Name		State Use 101	
Vision ID 6835		Account # 6956		Bldg # 1		Print Date 11-04-2020 12:56:24	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW
NADEAU JOSEPH ANGARD SEETA R 25 CAPRI DR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed	
						RESIDNTL.	101	447100	447,100	
						RES LAND	101	167300	167,300	
						RESIDNTL.	101	1000	1,000	
		DRAINAGE		VIEW	COMMUNITY					
		SUPPLEMENTAL DATA								
		Alt Prcl ID SP Permit Chapter Land OC Dates 8/8/2014 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				
GIS ID F_385084_2840352						Total 615,400 615,400				

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
NADEAU JOSEPH JOHN ERIC M KENT PECOY + SONS CONSTRUCTION INC BELLA VISTA LAND HOLDINGS LLC, BVE LLC,		20829	0378	08-14-2015	Q	I	590,000	00	Year	Code	Assessed	Year	Code	Assessed
		20391	0209	08-15-2014	U	I	575,000	1	2020	101	427,900	2019	101	416,000
		19967	0406	08-12-2013	U	V	139,900	1B		101	167,300		101	162,500
		18724	0379	04-01-2011	U	V	1	1V		101	1,000		101	1,000
		0000	0000		U	0		Total	596200		Total	579500		
								Total	552900					

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor			
Year	Code	Description	Amount	Code	Description	YEAR	Amount				
Total			0.00								

ASSESSING NEIGHBORHOOD				
Nbhd	Nbhd Name	B	Tracing	Batch
0001			130	NV

NOTES														
FY 2013 SUB 1087 B361 P51 -PHASE 1 I SUB DIV COMPRISED OF PARCEL'S 43-2-1,43-3-1,44-10-11,44-11-0 PAT IRREGULAR SHAPE														

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
202002285	08-13-2020	9	ALTERATION	30,500		0		FINISH BONUS RO		08-04-2014	01		400	25	OC VISIT
201302422	07-24-2013	2	DWELLING	348,000	04-22-2014	100	04-22-2014	OC 8/8/2014 2707		04-22-2014			105	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	RAA				40,000	SF	2.39	1.750	2	LAND	1.00	NS	1.00		0		1.000	4.18	167,200		
1	101	ONE FAM	RAA				0.010	AC	7,000	1.000	0		1.00	NV	1.00		0		1.000	7,000	100		
Total Card Land Units							0.928	AC	Parcel Total Land Area: 0.9283							Total Land Value							167,300

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	A-	V GOOD-	#Heat Sys	1.00	
Stories	2		Units		
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	4	CARPET	Adj Base Rate	82.15	
Interior Floor 2	3	HARDWOOD	RCN	460,938	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2014	
AC Type	03	FULL	Effective Year Built	2015	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	3	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens			Overall % Condition	97	
Extra Kitchen St			RCNLD	447,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac			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
19	PATIO			L	200	5.75	2014	70	0.00	GD	G	1.25	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,432		27.03	38,705	
FFL	1ST FLOOR	1,432	1,432		135.33	193,794	
GAR	GARAGE	0	552		54.18	29,908	
OFP	OPEN PORCH	0	40		13.53	541	
SFL	2ND FLOOR	1,240	1,240		135.33	167,811	
UHS	UNFIN HALF STORY	0	744		40.56	30,179	
Ttl Gross Liv / Lease Area		2,672	5,440	3,406		460,938	

