

Property Location

71 EDMUND ST

Map ID

16/ 95/ 35/ /

Bldg Name

State Use

101

Vision ID

825

Account #

847

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 10:39:35

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
OCONNOR SHARON J 71 EDMUND ST EAST LONGMEADOW MA 01028 GIS ID F_379427_2850844		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	118500	118,500												
						RES LAND	101	84300	84,300												
						RESIDNTL.	101	6500	6,500												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA																			
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#															
						Total				209,300	209,300										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
OCONNOR SHARON J O CONNOR PATRICK J BACON CHARLES W III +, BACON		20269	LC	05-05-2014	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		14858	0521	03-02-2005	U	I	206,000		2020	101	112,300	2019	101	106,000	2018	101	98,000				
		6338	0217	12-26-1986	U	I	1	1A		101	84,300		101	81,900		101	81,900				
		05896	0403	09-13-1985	U	I	0	1A		101	6,500		101	7,700		101	7,700				
								Total		203100	Total		195600	Total		187600					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int			
									APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 118,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 6,500 Appraised Land Value (Bldg) 84,300 Special Land Value 0 Total Appraised Parcel Value 209,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 209,300												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
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							
135	05-02-2008	11	POOL	5,000		0		ABOVE GROUND	07-12-2019		1	334	3	MEAS+INSPCTD							
290	10-01-1994	MN	Manual Note	5,000				GARAGE REP	12-12-2008			317	15	PERMIT VISIT							
104	05-01-1989	MN	Manual Note	6,787				DECK	04-16-2004			317	14	INSPECTED							
239	07-01-1988	MN	Manual Note	250				PLAYHOUSE	04-02-2004			AO	22	MAILER SENT							
148	01-01-1984	MN	Manual Note					ADDN	03-04-2004			311	2	MEASURED							
									01-17-1995			107	15	PERMIT VISIT							
									05-29-1992			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	RC				8,720 SF	9.67	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.67	84,300
Total Card Land Units							0.200	AC	Parcel Total Land Area: 0.2002							Total Land Value					84,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	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		105.41
Interior Floor 2	6	CERAMIC TL	RCN		188,090
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1940
AC Type	03	FULL	Effective Year Built		1981
Bedrooms	4		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		118,500
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	240	28.18	1994	90	0.00	EX	A	1.00	6,100
02	SHED/FR			L	96	7.48	1988	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	720		24.13	17,373
FFL	1ST FLOOR	838	838		120.65	101,103
OFF	OPEN PORCH	0	56		12.93	724
TQS	3/4 STORY	540	720		90.49	65,150
WDK	WOOD DECK	0	224		16.70	3,740
Ttl Gross Liv / Lease Area		1,378	2,558	1,559		188,090

