

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
HIGGINS CHRISTOPHER C 20 KELSEY ST EAST LONGMEADOW MA 01028												Description RES LAND		Code 132		Appraised 7000		Assessed 7,000		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER																										
				DRAINAGE				VIEW		COMMUNITY																										
				SUPPLEMENTAL DATA																																
GIS ID F_375384_2854474				Mailed				Assoc Pid#				Total		7,000		7,000																				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																							
HIGGINS CHRISTOPHER C MCDONALD FREDERICK W, KOWALCZYK DONALD R + MARIE K,				18338		0441		06-18-2010		U	I	197,000		1V	Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed					
				13646		0385		10-02-2003		U	V	190,000		1	2021		132		6,500		2020		132		6,500		2019		132		6,300					
				03761		0416		12-26-1972		U	I	0			Total		6,500		Total		6,500		Total		6,300											
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								132				MF																								
NOTES																																				
FY91 AB 52																Appraised BLDG. Value (Card)																				
																Appraised Xf (B) Value (Bldg)										0										
																Appraised Ob (B) Value (Bldg)										0										
																Appraised Land Value (Bldg)										7,000										
																Special Land Value										0										
																Total Appraised Parcel Value										7,000										
																Valuation Method										C										
																Adjustment																				
																Net Total Appraised Parcel Value										7,000										
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										
																			05-30-1980					500	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	132	UNDEV		RC				11,250 SF		8.18	0.760	3	LAND	0.10	MF	1.00			0			1.000		0.62		7,000										
Total Card Land Units																0.26		AC	Parcel Total Land Area:				0.26		Total Land Value										7,000	

WREN ST

Vision ID 2486

Account # 2529

Map ID 2C/ 25/ 376/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 132
Print Date 11/3/2021 6:14:13 PM

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element	Cd	Description					Element	Cd	Description				
Style	99	VACANT					Basement Floor						
Model	00	VACANT					Bsmt Garage						
Grade							#Heat Sys						
Stories							Units						
Foundation							MIXED USE						
Exterior Wall 1							Code	Description				Percentage	
Exterior Wall 2							132	UNDEV				100	
Roof Structure												0	
Roof Cover												0	
Interior Wall 1							COST / MARKET VALUATION						
Interior Wall 2							Adj Base Rate					1	
Interior Floor 1							RCN						
Interior Floor 2							Net Other Adj						
Heat Fuel							Year Built						
Heat Type							Effective Year Built						
AC Type							Depreciation Code						
Bedrooms							Remodel Rating						
Full Baths							Year Remodeled						
Half Baths							Depreciation %						
Extra Fixtures							Functional Obsol						
Total Rooms							External Obsol						
Bath Style							Cost Trend Factor						
Half Bath Style							Condition						
Kitchens							% Complete						
Kitchen Style							Overall % Condition						
Extra Kitchens							RCNLD						
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces							Misc Imp Ovr Comment						
WS Flues							Cost to Cure Ovr						
Central Vac							Cost to Cure Ovr Comment						
Frame													
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			
Ttl Gross Liv / Lease Area						0	0	0					

No Sketch