Property Location 107 ALLEN ST | Map ID 59/ 47/ 7/ / | Bldg Name | State Use 101
Vision ID 4477 | Account # 4550 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/3/2021 11:20:23 P

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
GABOURY JACQUELYN M				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
107 ALLEN ST	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028	SUPPLEMENTAL DATA			
	Alt Prcl ID		Received	
	SP Permit		NIA	
	Chapter Land		Field 8	
	OC Dates		Field 9	
	In+Ex FY		Field 10	
GIS ID F_389373_2856894	Mailed		Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	101900	101,900
RES LAND	101	104100	104,100
RESIDNTL.	101	13800	13,800
	Total	219,800	219,800

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
GABOURY JACQUELYN M	03623	0434	09-10-1971	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2021	101	97,600	2020	101	92,400	2019	101	89,800
	101	96,300		101	96,300		101	93,500
	101	13,800		101	13,800		101	13,800
	Total	207,700		Total	202,500		Total	197,100

EXEMPTIONS

Year	Code	Description	Amount
		Total	4,471.47

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	MG

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	101,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	13,800
Appraised Land Value (Bldg)	104,100
Special Land Value	0
Total Appraised Parcel Value	219,800
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	219,800

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
246	01-01-1984	MN	Manual Note					POOL

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
05-08-2018			333	3	MEAS+INSPCTD
06-27-2008			317	3	MEAS+INSPCTD
11-12-2001			247	14	INSPECTED
10-31-2001			250	22	MAILER SENT
10-30-2001			247	2	MEASURED
08-04-1992			131	14	INSPECTED
06-30-1992			190	1	LEFT NOTICE

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				25,147	SF	3.87	1.190	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	4.14	104,100
						Total Card Land Units	0.58	AC	Parcel Total Land Area:	0.58												Total Land Value	104,100

Property Location	107 ALLEN ST		Map ID	59/ 47/ 7/ /	Bldg Name		State Use 101
Vision ID 4477		Account # 4550		Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11/3/2021 11:20:24 P

CONSTRUCTION DETAIL

Element	Cd	Description
Style	19	RANCH
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.00	1 STORY
Foundation	1	CONCRETE
Exterior Wall 1	3	ALUMINUM
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	4	CARPET
Interior Floor 2	3	HARDWOOD
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	01	NONE
Bedrooms	3	
Full Baths	1	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	6	
Bath Style	A	AVERAGE
Half Bath Style		
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	531	
FBM Quality	1	
Fireplaces	0	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

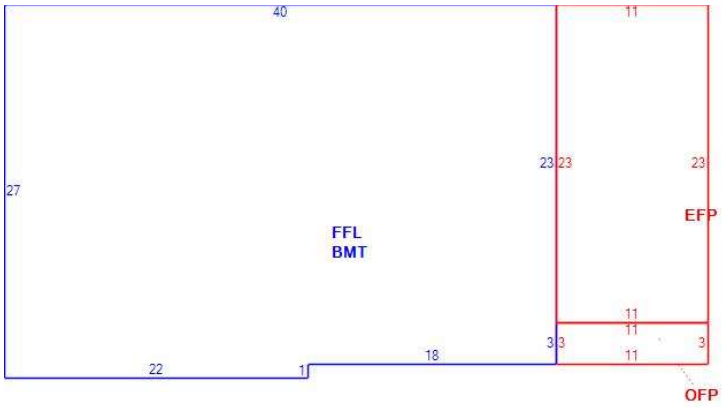
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	117.21
RCN	178,731
Net Other Adj	
Year Built	1962
Effective Year Built	1975
Depreciation Code	AV
Remodel Rating	
Year Remodeled	
Depreciation %	43
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	57
RCNLD	101,900
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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1984	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	144	7.48	2008	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,062		26.37	28,005
EFP	ENCL PORCH	0	253		39.68	10,040
FFL	1ST FLOOR	1,062	1,062		132.10	140,290
OFP	OPEN PORCH	0	33		12.01	396
	Ttl Gross Liv / Lease Area	1,062	2,410	1,353		178,731