

Property Location

22 LESSARD CR

Map ID

6/ 133/ 5/ /

Bldg Name

State Use

101

Vision ID

4546

Account #

4619

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 10:14:36

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MCEVADY JAMES MCEVADY ANDREA E 22 LESSARD CR EAST LONGMEADOW MA 01028 GIS ID F_376017_2848716		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	212900	212,900												
						RES LAND	101	129000	129,000												
						RESIDNTL.	101	700	700												
		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		342,600	342,600												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
MCEVADY JAMES TYBURSKI KAREN M LACHAPELLE RICHARD W JR + LESSARD		21931	0530	11-03-2017	Q	I	310,000	00	Year	Code	Assessed	Year	Code	Assessed							
		07978	0389	03-19-1992	U	I	165,900		2022	101	191,300	2021	101	183,100							
		07543	0130	09-07-1990	U	I	1	1F		101	116,400		101	107,700							
		00000	0000		U		0			101	700		101	700							
		Total						308,400		Total		291,500		Total 285,800							
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) 212,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 129,000 Special Land Value 0 Total Appraised Parcel Value 342,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 342,600												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing			Batch														
0001				101			NG														
NOTES																					
SUB DIV 674																					
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							
361	11-13-2008	1	PORCH	7,000				OVER EXISTING D	05-09-2018			333	2	MEASURED							
37	03-27-1996	MN	Manual Note	1,500				PORCH	02-20-2009			317	15	PERMIT VISIT							
328	11-01-1993	MN	Manual Note	1,700				SHED	05-07-2004			318	14	INSPECTED							
91	05-01-1993	MN	Manual Note	9,000				ADD SNRM.	04-05-2004			250	22	MAILER SENT							
99	05-01-1992	MN	Manual Note	8,187				POOL A	03-26-2004			311	2	MEASURED							
242	11-01-1991	MN	Manual Note	80,000				DWLG	12-17-1996			200	15	PERMIT VISIT							
									01-20-1994			105	15	PERMIT VISIT							
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	RB				15,651 SF	6.59	1.250	8	LAND	1.00	NG	1.00			0		1.000	8.24	129,000
Total Card Land Units							0.36 AC	Parcel Total Land Area: 0.36							Total Land Value					129,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	26	WOOD	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		103.70
Interior Floor 1	4	CARPET	RCN		259,585
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1991
Heat Type	1	FORCED H/A	Effective Year Built		2003
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		82
Extra Kitchens	0		RCNLD		212,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
02	SHED/FR			L	140	7.48	1993	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	952		23.04	21,930	
CFL	CATHEDRAL CE	224	224		119.03	26,663	
EFB	ENCL PORCH	0	279		57.92	16,159	
FFL	1ST FLOOR	728	728		115.42	84,028	
GAR	GARAGE	0	400		46.17	18,468	
OPF	OPEN PORCH	0	80		11.54	923	
SFL	2ND FLOOR	728	728		115.42	84,028	
WDK	WOOD DECK	0	318		23.23	7,387	
Ttl Gross Liv / Lease Area		1,680	3,709			259,585	

