

Property Location 21 FERN GLEN RD
Vision ID 4769 Account # 4842

Map ID 62/ 12/ 51/ /
Bldg # 1

Bldg Name
Sec # 1 of 1 Card # 1 of 1

State Use 101
Print Date 12/12/2022 10:47:20

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW									
COLON JENNIFER A AUBUCHON PATRICIA L 21 FERN GLEN RD EAST LONGMEADOW MA 01028 GIS ID F_388675_2851655		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	141300	141,300														
						RES LAND	101	130400	130,400														
						RESIDNTL.	101	1600	1,600														
SUPPLEMENTAL DATA						Total								273,300	273,300								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
COLON JENNIFER A		20385	0063	08-12-2014	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
COLIN JAIME		16542	0408	03-01-2007	U	I	305,000		2022	101	127,900	2021	101	122,900	2020	101	116,800						
BENNIS,CHARLES A JR		15264	0220	08-17-2005	U	I	266,500			101	117,700		101	108,900		101	108,900						
NOLAN,KENNETH F LIFE ESTATE &		10229	0550	04-06-1998	U	I	1	1A		101	1,600		101	1,600		101	1,600						
NOLAN KENNETH F,		08128	0165	07-31-1992	U	I	1	1A	Total		247,200	Total		233,400	Total		227,300						
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										APPRAISED VALUE SUMMARY													
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)								141,300							
0001				101		MG		Appraised Xf (B) Value (Bldg)								0							
NOTES LLV=FLA. 7/12 FIELD REVIEW ONLY 1 SHED.										Appraised Ob (B) Value (Bldg)								1,600					
										Appraised Land Value (Bldg)								130,400					
										Special Land Value								0					
										Total Appraised Parcel Value								273,300					
										Valuation Method								C					
										Adjustment													
										Net Total Appraised Parcel Value								273,300					
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									
201402829	11-18-2014	62	SOLAR	40,800	04-06-2015	100	04-06-2015	ROOF TOP	04-06-2015			317	15	PERMIT VISIT									
108	05-20-2009	11	POOL	500				18` ABOVE GROUND	07-06-2012			317	16	FIELDREV CHG									
86	04-20-2007	10	SHED	1,000				8` X 16`	02-02-2010			316	15	PERMIT VISIT									
									12-28-2007			317	2	MEASURED									
									12-28-2007			317	15	PERMIT VISIT									
									12-06-2007			250	22	MAILER SENT									
									06-21-2007			311	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				28,217 SF	3.85	1.200	7	LAND	1.00	MG	1.00			0		1.000	4.62	130,400		
Total Card Land Units							0.65	AC	Parcel Total Land Area: 0.65							Total Land Value							130,400

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	21	SPLIT LEVL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	118.85	
Interior Floor 2			RCN	247,926	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1965	
AC Type	03	FULL	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %	43	
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	57	
Extra Kitchen St			RCNLD	141,300	
FBM Sqft	576		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	128	7.48	2007	70	0.00	GD	A	1.00	700
08	POOLA-O			L	18	69.00	2009	70	0.00	GD	A	1.00	900
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1975	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	624		28.14	17,559	
FFL	1ST FLOOR	1,296	1,296		140.47	182,047	
GAR	GARAGE	0	460		56.19	25,846	
LLV	LOWR LEVEL	0	576		35.12	20,227	
WDK	WOOD DECK	0	80		28.09	2,247	
Ttl Gross Liv / Lease Area		1,296	3,036			247,926	

