

Property Location 257 ALLEN ST

Vision ID 5753

Account # 5835

Map ID 85/ 2/ 0/ /

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 1 of 1

State Use 101

Print Date 12-13-2022 10:00:50

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
SCHOTT JOHN E SCHOTT JACQUELINE D 257 ALLEN ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	69100	69,100												
						RES LAND	101	99300	99,300												
						RESIDNTL.	101	600	600												
		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#															
GIS ID F_392327_2854674						Total				169,000	169,000										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
SCHOTT JOHN E COTE NIL O BRUNETTE GERTRUDE I		09884	0525	06-05-1997	U	I	60,000	Year	Code	Assessed	Year	Code	Assessed								
		09579	0565	08-02-1996	U	I	39,000	2022	101	61,300	2021	101	58,700								
		04703	0274	12-07-1978	U	I	0		101	90,500		101	84,000								
									101	600		101	600								
		Total						152,400		Total		143,300									
								Total		Total		133,700									
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)					69,100								
0001				101		MA		Appraised Xf (B) Value (Bldg)					0								
								Appraised Ob (B) Value (Bldg)					600								
								Appraised Land Value (Bldg)					99,300								
								Special Land Value					0								
								Total Appraised Parcel Value					169,000								
								Valuation Method					C								
								Adjustment													
								Net Total Appraised Parcel Value					169,000								
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							
201903027	10-07-2019	12	REROOF	9,000	05-27-2020	100	10-04-2019	COMPLETE WARM	05-27-2020			400	15	PERMIT VISIT							
201902757	09-01-2019	MN	Manual Note	6,400		0			05-08-2018				333	2	MEASURED						
									09-21-2010				311	2	MEASURED						
									09-01-2005				311	1	LEFT NOTICE						
									12-07-1999				247	2	MEASURED						
									07-16-1998				232	3	MEAS+INSPCTD						
								05-13-1992				131	3	MEAS+INSPCTD							
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				32,670 SF	3.38	1.000	5	LAND	1.00	MA	1.00			0 TRF2	0.9	1.000	3.04	99,300
Total Card Land Units							0.75	AC	Parcel Total Land Area:				0.75	Total Land Value							99,300

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C-	AVG. (-)	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	110.17	
Interior Floor 1	3	HARDWOOD	RCN	132,979	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1910	
Heat Type	1	FORCED H/A	Effective Year Built	1973	
AC Type	01	NONE	Depreciation Code	FA	
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %	48	
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		
Bath Style	P	POOR	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	P	POOR	Overall % Condition	52	
Extra Kitchens	0		RCNLD	69,100	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues	1		Cost to Cure Ovr		
Central Vac	0	NO	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	168	7.48	1950	50	0.00	FR	F	0.90	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	793		22.54	17,873	
EFB	ENCL PORCH	0	32		56.20	1,799	
FFL	1ST FLOOR	793	793		112.41	89,140	
HST	HALF STORY	215	430		56.20	24,168	
Ttl Gross Liv / Lease Area		1,008	2,048			132,979	

