

Property Location

83 SANFORD ST

Map ID

89/ 9/ 5/ /

Bldg Name

State Use

101

Vision ID

5977

Account #

6059

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 10:41:55

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
SPEAR CARLTON E SPEAR BARBARA M 83 SANFORD ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	315800	315,800														
						RES LAND	101	143000	143,000														
						RESIDNTL.	101	2400	2,400														
		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_393694_2848309						Total				461,200	461,200												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
SPEAR CARLTON E KASPER ALBERT F +, WEAVER FRANK C + HURWITZ STUART A + JILL L CJBUILDERS		15133	0450	06-28-2005	U	I	360,000	1B	Year	Code	Assessed	Year	Code	Assessed									
		08675	0044	12-15-1993	U	I	255,000		2022	101	286,000	2021	101	274,400									
		08085	0254	06-19-1992	U	I	260,000			101	129,000		101	119,400									
		06580	0122	07-31-1987	U	I	225,000			101	2,400		101	2,400									
		06389	0534	02-13-1987	U	I	1		Total		417,400	Total		396,200	Total		385,500						
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) 315,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,400 Appraised Land Value (Bldg) 143,000 Special Land Value 0 Total Appraised Parcel Value 461,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 461,200														
Total			0.00																				
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		Tracing		Batch																	
0001				101		NG																	
NOTES																							
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									
202102717	09-02-2021	91	INSULATION	5,076		0		ENCL PORCH SFR	06-06-2018			333	2	MEASURED									
188	08-01-1990	MN	Manual Note	1,400					07-14-2005				274	2	MEASURED								
14	01-01-1987	MN	Manual Note	125,000					12-01-1999				247	3	MEAS+INSPCTD								
									03-31-1992				131	3	MEAS+INSPCTD								
									01-15-1991			105	15	PERMIT VISIT									
									03-23-1988			130	14	INSPECTED									
									03-17-1988			130	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				40,000 SF	2.84	1.250	8	LAND	1.00	NG	1.00			0		1.000	3.55	142,000		
1	101	ONE FAM	RA				0.140 AC	7,000.00	1.000	0		1.00	NG	1.00			0		1.000	7,000	1,000		
Total Card Land Units							1.06 AC	Parcel Total Land Area:				1.06	Total Land Value										143,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	2.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		100.52
Interior Floor 2	3	HARDWOOD	RCN		394,795
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1987
AC Type	03	FULL	Effective Year Built		2001
Bedrooms	4		Depreciation Code		GD
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %		20
Total Rooms	8		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		80
Extra Kitchen St			RCNLD		315,800
FBM Sqft	857		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
19	PATIO			L	700	5.75	2008	60	0.00	AV	A	1.00	2,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,428		25.36	36,213	
CFL	CATHEDRAL CE	332	332		130.43	43,303	
EFB	ENCL PORCH	0	280		63.31	17,727	
FFL	1ST FLOOR	1,106	1,106		126.62	140,040	
GAR	GARAGE	0	528		50.60	26,716	
STG	STORAGE	0	528		50.60	26,716	
TQS	3/4 STORY	822	1,096		94.96	104,080	
Ttl Gross Liv / Lease Area		2,260	5,298			394,795	

