

Property Location 62 DEER RUN TR		Map ID 67/ 24/ 8/ 1		Bldg Name		State Use 101	
Vision ID 6343		Account # 6430		Bldg # 1		Print Date 12-13-2022 11:35:51	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW
EDDY CHRISTOPHER M EDDY KELLY R 62 DEER RUN TR EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed	
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	375300	375,300		
					RES LAND	101	134900	134,900		
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	12200	12,200		
SUPPLEMENTAL DATA					Total				522,400	522,400
GIS ID F_390057_2843612		Mailed		Assoc Pid#						

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
EDDY CHRISTOPHER M BERNIER KENNETH F, RICHARD,CHARLES H RICHARD,CHARLES H	19820	0447	05-15-2013	Q	I	420,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
	12149	0423	02-06-2002	U	I	350,000	1	2022	101	341,100	2021	101	327,100	2020	101	313,800
	11329	0028	09-06-2000	U	V	200,000		101	137,300	101	127,300	101	127,300			
	00000	0000		U		0		101	12,200	101	12,200	101	12,200			
Total								490,600		Total		466,600		Total		453,300

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor			
Year	Code	Description	Amount	Code	Description	YEAR	Amount				
Total 0.00											

ASSESSING NEIGHBORHOOD				NOTES				APPRAISED VALUE SUMMARY			
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card) 375,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 12,200 Appraised Land Value (Bldg) 134,900 Special Land Value 0 Total Appraised Parcel Value 522,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 522,400			
0001				101		NV					

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	
79	04-11-2002	11	POOL	17,500					03-28-2018			333	2	MEASURED	
60	04-04-2001	2	DWELLING	200,000				OC 2/6/02	11-16-2006			311	2	MEASURED	
									02-13-2003			274	15	PERMIT VISIT	
									12-10-2001			105	2	MEASURED	

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	9	LAND	0.95	NV	1.00	ESM1		0		1.000	3.37	134,800	
1	101	ONE FAM	RA				0.010 AC	7,000.00	1.000	0		1.00	NV	1.00			0		1.000	7,000	100	
Total Card Land Units							0.93 AC	Parcel Total Land Area: 0.93							Total Land Value							134,900

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#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			101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		101.30
Interior Floor 1	4	CARPET	RCN		426,443
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2001
Heat Type	1	FORCED H/A	Effective Year Built		2009
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		12
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		88
Extra Kitchens	0		RCNLD		375,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft	530		Dep Ovr Comment		
FBM Quality	3		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	96	7.48	2002	70	0.00	GD	A	1.00	500
11	POOL I-V	OB	Outbuildi	L	576	29.00	2002	70	0.00	GD	A	1.00	11,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,060		28.22	29,916	
FFL	1ST FLOOR	1,075	1,075		141.11	151,696	
GAR	GARAGE	0	650		56.45	36,689	
HST	HALF STORY	325	650		70.56	45,862	
OPF	OPEN PORCH	0	56		15.12	847	
SFL	2ND FLOOR	1,060	1,060		141.11	149,580	
WDK	WOOD DECK	0	420		28.22	11,853	
Ttl Gross Liv / Lease Area		2,460	4,971			426,443	

