

Property Location

64 CANTERBURY CR

Map ID

20/ 23/ 14/ /

Bldg Name

State Use

101

Vision ID

6373

Account #

6466

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 11:40:15

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW					
PARSONS CHARLES D PARSONS LORI S 64 CANTERBURY CR EAST LONGMEADOW MA 01028 GIS ID F_380257_2843798		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code				Appraised		Assessed	
										RESIDNTL.		101				386200		386,200	
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101				133900		133,900	
		SUPPLEMENTAL DATA																	
		Alt Prcl ID		Received															
		SP Permit		NIA															
		Chapter Land		Field 8															
		OC Dates		Field 9															
		In+Ex FY		Field 10															
		Mailed		Assoc Pid#															
										Total		520,100		520,100					

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
PARSONS CHARLES D WILKIE MICHAEL L, MCMAHON,EDWARD A DAVIS JOHN H + STEPHEN A, ASM & CO INC		18735 0210		04-08-2011		U		I		397,500		1		Year		Code		Assessed		Year		Code		Assessed	
		16651 0432		04-27-2007		U		I		519,900				2022		101		349,000		2021		101		335,200	
		13920 0101		01-26-2004		U		V		70,000						101		136,200		2020		101		126,100	
		09348 0266		12-27-1995		U		V		745,000															
		00000 0000						U		0															
														Total		485,200		Total		461,300		Total		451,800	

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										APPRAISED VALUE SUMMARY									
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)					386,200						
0001				101		NV		Appraised Xf (B) Value (Bldg)					0						
NOTES SUB DIV 868 PHASE 4										Appraised Ob (B) Value (Bldg)					0				
										Appraised Land Value (Bldg)					133,900				
										Special Land Value					0				
										Total Appraised Parcel Value					520,100				
										Valuation Method					C				
										Adjustment									
										Net Total Appraised Parcel Value					520,100				

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					
27	03-02-2004	2	DWELLING	167,950				OC 8/11/2004	03-15-2018 05-04-2006 09-13-2004			333 105 311	2 16 3	MEASURED FIELDREV CHG MEAS+INSPECTD					

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				25,074 SF	4.27	1.250	9	LAND	1.00	NV	1.00		0			1.000	5.34	133,900		
Total Card Land Units							0.58	AC	Parcel Total Land Area: 0.58							Total Land Value							133,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1.00	
Grade	B	GOOD	#Heat Sys		
Stories	1.75	1 3/4 STORIES	Units		
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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		102.14
Interior Floor 1	3	HARDWOOD	RCN		429,090
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2004
Heat Type	1	FORCED H/A	Effective Year Built		2011
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		386,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1122		Dep Ovr Comment		
FBM Quality	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,496		29.37	43,938	
FFL	1ST FLOOR	1,496	1,496		146.95	219,835	
GAR	GARAGE	0	576		58.68	33,798	
HST	HALF STORY	288	576		73.47	42,321	
OPF	OPEN PORCH	0	32		13.78	441	
TQS	3/4 STORY	559	745		110.26	82,144	
WDK	WOOD DECK	0	224		29.52	6,613	
Ttl Gross Liv / Lease Area		2,343	5,145			429,090	

