

Property Location

137A ALLEN ST

Map ID

71/ 65/ F/ I

Bldg Name

State Use

101

Vision ID

6678

Account #

6792

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 12:23:32

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW			
RIJO JOSE RIJO JULIA 137A ALLEN ST EAST LONGMEADOW MA 01028 GIS ID F_389983_2856337		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed				
						RESIDNTL.	101	312800	312,800				
						RES LAND	101	115800	115,800				
						RESIDNTL.	101	1800	1,800				
		DRAINAGE		VIEW	COMMUNITY								
		SUPPLEMENTAL DATA											
		Alt Prcl ID SP Permit Chapter Land OC Dates 1/5/2011 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#							
						Total				430,400	430,400		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
RIJO JOSE ABEL JONATHAN E TUDRYN PATRICK R PANANAS ANGELO, BEDROCK FINANCIAL LLC TRUSTEE,		24550	0376	05-17-2022	Q	I	500,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		22274	0183	07-20-2018	Q	I	387,000	00	2022	101	281,700	2021	101	270,600	2020	101	260,100
		19965	0567	08-09-2013	Q	I	341,500	00		101	104,200		101	96,400		101	96,400
		18653	0273	01-24-2011	U	I	323,000			101	1,800		101	1,800		101	1,800
		18337	0132	06-16-2010	U	V	200,000	1	Total		387,700	Total		368,800	Total		358,300

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				APPRAISED VALUE SUMMARY				
Nbhd	Nbhd Name	Tracing	Batch	Appraised BLDG. Value (Card)				312,800
0001		101	MG	Appraised Xf (B) Value (Bldg)				0
				Appraised Ob (B) Value (Bldg)				1,800
				Appraised Land Value (Bldg)				115,800
				Special Land Value				0
				Total Appraised Parcel Value				430,400
				Valuation Method				C
				Adjustment				
				Net Total Appraised Parcel Value				430,400

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	
201502155	07-14-2015	62	SOLAR	14,000	06-03-2016	100	06-03-2016	OC 1/5/2011 45X38	06-03-2016			317	15	PERMIT VISIT	
219	07-14-2010	2	DWELLING	130,000					01-04-2011				400	25	OC VISIT
									12-16-2010				317	15	PERMIT VISIT
									12-16-2010				317	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				25,176 SF	4.26	1.200	7	LAND	1.00	MG	1.00			0 TRF2	0.9	1.000	4.6	115,800
Total Card Land Units							0.58	AC	Parcel Total Land Area: 0.58							Total Land Value					115,800

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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	C+	AVG. (+)	#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	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		108.04
Interior Floor 1	3	HARDWOOD	RCN		332,812
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2010
Heat Type	1	FORCED H/A	Effective Year Built		2015
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		6
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		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		94
Extra Kitchens	0		RCNLD		312,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft	600		Dep Ovr Comment		
FBM Quality	5		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			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
19	PATIO			L	160	5.75	2015	100	0.00	S	A	1.00	900
02	SHED/FR			L	192	7.48	2016	60	0.00	AV	A	1.00	900
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2016	94	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	866		28.09	24,325
FFL	1ST FLOOR	866	866		140.61	121,764
GAR	GARAGE	0	440		56.24	24,746
SFL	2ND FLOOR	1,119	1,119		140.61	157,337
WDK	WOOD DECK	0	167		27.78	4,640
Ttl Gross Liv / Lease Area		1,985	3,458			332,812

