

Property Location 21 BROADLEAF CR
Vision ID 6690 Account # 6807

Map ID 7/ 5/ 1/12/ /
Bldg # 1

Bldg Name
Sec # 1 of 1 Card # 1 of 1

State Use 102
Print Date 12-13-2022 12:25:07

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION									
CROSBY MICHAEL J CROSBY LAURA D 21 BROADLEAF CR EAST LONGMEADOW MA 01028				1	TYPCL					Description	Code	Assessed		Assessed													
								RESIDNTL.	102	514,000		514,000															
		SUPPLEMENTAL DATA								Total		514,000		514,000													
		Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_376625_2845743				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
CROSBY MICHAEL J GARDNER CATHERINE D R CHESTNUT LLC, RUGBY PROPERTIES LLC,				24570		0537		05-31-2022		Q I		622,000		00		Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed			
				17153		0373		02-13-2008		U I		511,950		1		2022	102	493,600	2021	102	477,300	2020	102	462,700			
				16302		0279		11-02-2006		U I		3,562,500		1													
				00000		0000				U		0				Total		493,600		Total		477,300		Total		462,700	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description		Amount		Code	Description		Number	Amount														Comm Int			
Total				0.00										APPRaised VALUE SUMMARY													
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)								514,000									
0001						102		FC		Appraised Xf (B) Value (Bldg)								0									
NOTES PHASE I-UNIT 12														Appraised Ob (B) Value (Bldg)								0					
														Appraised Land Value (Bldg)								0					
														Special Land Value								0					
														Total Appraised Parcel Value								514,000					
														Valuation Method								C					
Total Appraised Parcel Value														514,000													
BUILDING PERMIT RECORD														VISIT / CHANGE HISTORY													
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments						Date	Id	Type	Is	Cd	Purpose/Result								
274	08-29-2007	2	DWELLING	200,000										07-25-2022	400			3	MEAS+INSPCTD								
														01-09-2009	317			15	PERMIT VISIT								
														01-31-2008	317			3	MEAS+INSPCTD								
LAND LINE VALUATION SECTION																											
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes				Location Adjustment		Adj Unit P	Land Value								
1	102	CONDO	PAR	SITE	0 SF	0.00	1.00000		1.00	FC	1.000					0.0000		0	0								
Total Card Land Units					0	SF	Parcel Total Land Area					0.00	Total Land Value										0				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description	Element	Cd	Description		
Style	08	CONDO-TNHS					
Model	05	RES CONDO					
Grade	C+	AVG. (+)					
Stories	1.75	1 3/4 STORIES					
Foundation	1	CONCRETE	CONDO DATA				
Interior Wall 1	1	DRYWALL	Parcel Id	5049	C	0010	Ownr
Interior Wall 2				CHESTNUT	B	1	S
Interior Floor 1	3	HARDWOOD	Adjust Type	Code	Description		Factor%
Interior Floor 2	4	CARPET	Unit Type C				
Heat Fuel	2	GAS	Unit Locatio	D	DETACHED		
Heat Type	1	FORCED H/A	COST / MARKET VALUATION				
AC Type	03	FULL	Adj Base Rate				121.50
Bedrooms	3		Building Value New				546,843
Full Baths	3						
Half Baths	1		Year Built				2007
Extra Fixtures	0		Effective Year Built				2015
Total Rooms	8		Depreciation Code				GD
Bath Style	G	GOOD	Remodel Rating				
Num Kitchens	1		Year Remodeled				
Kitchen Style	G	GOOD	Depreciation %				6
FBM Sqft	842		Functional Obsol				
FBM Quality	5	FLA VG	External Obsol				
Fireplaces	1		Trend Factor				1
WS Flues	0		Condition				
Central Vac		No	Condition %				
Frame	1	WOOD	Percent Good				94
Bsmt Floor	12	CONCRETE	Cns Sect Rcnld				514,000
Bsmt Garage	0		Dep % Ovr				
#Heat Sys	1		Dep Ovr Comment				
Occupancy	1		Misc Imp Ovr				
Int Vs Ext	S		Misc Imp Ovr Comment				
			Cost to Cure Ovr				
			Cost to Cure Ovr Comment				

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,684		35.72	60,146
CFL	CATHEDRAL CE	360	360		183.93	66,214
FFL	1ST FLOOR	1,324	1,324		178.47	236,299
GAR	GARAGE	0	506		71.25	36,052
HST	HALF STORY	242	484		89.24	43,191
OPF	OPEN PORCH	0	72		17.35	1,249
SFL	2ND FLOOR	48	48		178.47	8,567
TQS	3/4 STORY	504	672		133.86	89,951
WDK	WOOD DECK	0	144		35.94	5,176
Ttl Gross Liv / Lease Area		2,478	5,294			546,845

