

Property Location

163 CANTERBURY CR

Map ID

29/ 74/ 9/ /

Bldg Name

State Use

101

Vision ID

6710

Account #

6827

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 12:27:49

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
OGUTT CONSTANT O + SHAKIRA 163 CANTERBURY CR EAST LONGMEADOW MA 01028 GIS ID F_380411_2845924		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDENTL.		101		699,900		699,900																							
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		142,800		142,800																							
		SUPPLEMENTAL DATA																																					
		Alt Prcl ID SP Permit Chapter Land OC Dates 11/9/2015 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																																	
										Total								842,700		842,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
OGUTT CONSTANT O + SHAKIRA DAVIS JOHN + STEPHEN A DAVIS TR ASM + CO INC				20645 09348 00000		0573 0266 0000		03-31-2015 12-27-1995		U U U		V V		110,000 745,000 0		1 1		Year		Code		Assessed		Year		Code		Assessed											
																		2022		101		634,200		2021		101		609,500		2020		101		585,800					
																				101		145,200				101		134,800				101		134,800					
																		Total				779,400		Total				744,300		Total				720,600					
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																											
Year		Code		Description		Amount		Code		Description												YEAR		Amount		Comm Int													
Total				0.00																																			
ASSESSING NEIGHBORHOOD																																							
Nbhd		Nbhd Name				Tracing				Batch																													
0001						101				NV																													
NOTES																																							
																		Appraised BLDG. Value (Card)										699,900											
																		Appraised Xf (B) Value (Bldg)										0											
Appraised Ob (B) Value (Bldg)																		0																					
Appraised Land Value (Bldg)																		142,800																					
Special Land Value																		0																					
Total Appraised Parcel Value																		842,700																					
Valuation Method																		C																					
Adjustment																																							
Net Total Appraised Parcel Value																		842,700																					
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											
202002197		07-30-2020		62		SOLAR		45,570		06-30-2021		100		09-29-2020		OC 11/9/2015 C		06-30-2021						400		15		PERMIT VISIT											
201500927		04-23-2015		2		DWELLING		450,000		06-19-2015		100		11-17-2015				11-17-2015						400		25		OC VISIT											
																		11-13-2015						317		14		INSPECTED											
																		06-19-2015						317		2		MEASURED											
																		05-15-2015						317		15		PERMIT VISIT											
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		1.00		NV		1.00				0		1.000		3.55		142,000	
1		101		ONE FAM		RA								0.120 AC		7,000.00		1.000		0				1.00		NG		1.00				0		1.000		7,000		800	
Total Card Land Units														1.04		AC		Parcel Total Land Area:				1.04				Total Land Value										142,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	A-	V 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	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		81.50
Interior Floor 1	3	HARDWOOD	RCN		721,578
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		2015
Heat Type	1	FORCED H/A	Effective Year Built		2018
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	4		Year Remodeled		
Half Baths	1		Depreciation %		3
Extra Fixtures	3		Functional Obsol		
Total Rooms	10		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		97
Extra Kitchens			RCNLD		699,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1545		Dep Ovr Comment		
FBM Quality	5		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac			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
GEN	GENERATO			B	1	0.00	2016	97	1.00	00	G	1.25	0
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2020	97	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	1,932		28.24	54,560	
FFL	1ST FLOOR	2,508	2,508		141.35	354,499	
GAR	GARAGE	0	576		56.44	32,510	
HST	HALF STORY	288	576		70.67	40,708	
OPF	OPEN PORCH	0	40		14.13	565	
SFL	2ND FLOOR	1,644	1,644		141.35	232,375	
WDK	WOOD DECK	0	224		28.40	6,361	
Ttl Gross Liv / Lease Area		4,440	7,500			721,578	

