

Property Location

19 SILVER FOX LN

Map ID

65/ 50/ 4/ /

Bldg Name

State Use

101

Vision ID

6752

Account #

6869

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 12:34:27

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
LABARRE JOSHUA LABARRE DANIELA R 19 SILVER FOX LN EAST LONGMEADOW MA 01028 GIS ID F_390472_2845755		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed		
										RESIDNTL.	101	418000	418,000		
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	141700	141,700		
										RESIDNTL.	101	500	500		
		SUPPLEMENTAL DATA								Total				560,200	560,200
		Alt Prcl ID		Received											
		SP Permit		HO:HO		NIA									
		Chapter Land				Field 8									
		OC Dates				Field 9									
		In+Ex FY				Field 10									
		Mailed				Assoc Pid#									

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
LABARRE JOSHUA C + M BUILDERS LLC CAPACCIO LUIGI TR CAPACCIO LUIGI TR C + M BUILDERS LLC		21473 0511		12-02-2016		U		V		150,000		1P		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		21473 0507		12-02-2016		U		V		1		1		2022	101	375,900	2021	101	360,800	2020	101	346,100	
		21248 0472		07-01-2016		U		V		0		1F											
		21104 0319		03-21-2016		U		V		150,000		1											
		19525 0275		10-31-2012		U		V		85,000		1											
		Total												520,900		Total		495,000		Total		480,300	

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 Appraised BLDG. Value (Card) 418,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 141,700 Special Land Value 0 Total Appraised Parcel Value 560,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 560,200											
Nbhd	Nbhd Name			Tracing			Batch												
0001				131			MG												

NOTES																									
FY2010 SUB DIV #1052 (BOOK OF PLANS 332 P30) TAKEN FROM PARCEL 65-17-0 FY15 PLAN 1108 BK PG 367-63 5144 SF FROM PARCEL 65-49-3 FY18 PL 377 PG 108 - 57.62 SQ FT TO PARCEL 65-16-5 PARCEL SPLIT # 1143																									

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											
201601019	03-29-2016	2	DWELLING	230,000	04-20-2017	100	04-20-2017	OC VISIT 6/21/17	06-21-2017			400	25	OC VISIT											
									06-15-2017			317	15	PERMIT VISIT											
									04-20-2017			317	15	PERMIT VISIT											
									01-26-2017			317	16	FIELDREV CHG											
									06-10-2016			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				39,794 SF	2.85	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.56	141,700		
Total Card Land Units							0.91	AC	Parcel Total Land Area: 0.91							Total Land Value							141,700

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	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2				0	
Interior Floor 1	3	HARDWOOD	COST / MARKET VALUATION		
Interior Floor 2	4	CARPET	Adj Base Rate	103.33	
Heat Fuel	2	GAS	RCN	426,578	
Heat Type	1	FORCED H/A	Net Other Adj		
AC Type	03	FULL	Year Built	2017	
Bedrooms	3		Effective Year Built	2019	
Full Baths	2		Depreciation Code	GD	
Half Baths	1		Remodel Rating		
Extra Fixtures	2		Year Remodeled		
Total Rooms	7		Depreciation %	2	
Bath Style	G	GOOD	Functional Obsol		
Half Bath Style	G	GOOD	External Obsol		
Kitchens	1		Cost Trend Factor	1	
Kitchen Style	G	GOOD	Condition		
Extra Kitchens			% Complete		
Extra Kitchen St			Overall % Condition	98	
FBM Sqft	450		RCNLD	418,000	
FBM Quality	5		Dep % Ovr		
Fireplaces	1		Dep Ovr Comment		
WS Flues			Misc Imp Ovr		
Central Vac	1	YES	Misc Imp Ovr Comment		
Frame	1	WOOD	Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

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	120	7.48	2016	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,232		30.51	37,585
BNT	BSMT ENTRY	0	30		10.19	306
FFL	1ST FLOOR	1,232	1,232		152.79	188,232
GAR	GARAGE	0	528		61.06	32,238
OPF	OPEN PORCH	0	425		15.46	6,570
SFL	2ND FLOOR	1,004	1,004		152.79	153,397
UCN	UNFIN CAN	0	24		6.37	153
WDK	WOOD DECK	0	264		30.67	8,098
Ttl Gross Liv / Lease Area		2,236	4,739			426,578

