

Property Location

48 GLENDALE RD

Map ID

16/ 179/ 0/ /

Bldg Name

State Use

101

Vision ID

707

Account #

729

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:55:49

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
FRYE ERIC J 48 GLENDALE RD EAST LONGMEADOW MA 01028 GIS ID F_379016_2850477		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	147300	147,300												
						RES LAND	101	103500	103,500												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA				Total				250,800	250,800										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
FRYE ERIC J FRYE,JOSEPH A GABOURY ROBERT P +, ROBINSON DOROTHY D DEDARGE ALICE		16910	0309	09-06-2007	U	I	230,000	1A	Year	Code	Assessed	Year	Code	Assessed							
		16158	0189	08-28-2006	U	I	185,000	1	2022	101	136,400	2021	101	131,200							
		07819	0590	09-30-1991	U	I	116,450			101	94,100		101	87,100							
		07297	0535	10-19-1989	U	I	1	1A													
		07064	0587	01-04-1989	U	I	1	1A													
		Total						230,500		Total		218,300		Total	214,000						
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								APPRAISED VALUE SUMMARY										
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)													
0001				101		MA		Appraised Xf (B) Value (Bldg)													
								Appraised Ob (B) Value (Bldg)													
								Appraised Land Value (Bldg)													
								Special Land Value													
								Total Appraised Parcel Value													
								Valuation Method													
								Adjustment													
								Net Total Appraised Parcel Value													
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							
320	09-15-2006	8	RENOVATION	39,375				OC 6/29/2007	07-18-2019			334	3	MEAS+INSPCTD							
									04-03-2007			250	22	MAILER SENT							
									03-29-2007			311	15	PERMIT VISIT							
									03-29-2007			311	30	NOAH							
									02-17-2004			311	3	MEAS+INSPCTD							
									06-04-1980			500	11	ENTRY DENIED							
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	RC				16,369 SF	6.32	1.000	5	LAND	1.00	MA	1.00			0		1.000	6.32	103,500
Total Card Land Units							0.38	AC	Parcel Total Land Area:				0.38	Total Land Value							103,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 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		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	123.17	
Interior Floor 2	6	CERAMIC TL	RCN	233,770	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1970	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	147,300	
FBM Sqft	912		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,264	1,264		146.38	185,025	
LLV	LOWR LEVEL	0	1,216		36.60	44,500	
WDK	WOOD DECK	0	144		29.48	4,245	
Ttl Gross Liv / Lease Area		1,264	2,624			233,770	

