

Property Location

41 DEARBORN ST

Map ID

12A/ 19/ 73/ /

Bldg Name

State Use

101

Vision ID

78

Account #

81

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 11:29:08

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW									
LIANG SHOUQI 41 DEARBORN ST EAST LONGMEADOW MA 01028 GIS ID F_379369_2855204		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed											
										RESIDENTL.		101		299600		299,600											
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		99700		99,700											
		SUPPLEMENTAL DATA																									
		Alt Prcl ID SP Permit Chapter Land OC Dates 9/5/18 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total								399,300		399,300							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
LIANG SHOUQI		22392 0256		10-05-2018		Q I		I		335,000		00		Year		Code		Assessed		Year		Code		Assessed			
CARABETTA MICHAEL		21525 0041		01-06-2017		U V		V		235,000		1V		2022		101		269,900		2021		101		258,800			
DUCHESNE ERIN N		19358 0020		07-23-2012		U V		V		1		1A				101		90,600		2020		101		83,900			
DUCHESNE STEVEN E, CROTEAU CECILE A,		14048 0169		03-26-2004		U I		I		195,000		1															
		02886 0462		06-28-1962		U I		I		0																	
														Total				360,500		Total				342,700			
																				Total				331,900			
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						132				MA																	
NOTES																											
FY19 PS 1152 - BK 380 PG 71 REC 8/21/17 INC AC TO .17 (7500 SQ FT) INC FRONTAGE TO 75'. SEE DEED 21874/313																											
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													
201702662	10-18-2017	2	DWELLING	160,000	06-19-2018	100	06-19-2018	1734 SF COLONIAL	09-04-2018 06-19-2018			400 333	25 15	OC VISIT 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	RC				7,500 SF	13.29	1.000	5	LAND	1.00	MA	1.00		0			1.000	13.29	99,700						
Total Card Land Units							0.17	AC	Parcel Total Land Area: 0.17							Total Land Value							99,700				

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		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	112.56	
Interior Floor 2	4	CARPET	RCN	305,705	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2017	
AC Type	03	FULL	Effective Year Built	2019	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures			Depreciation %	2	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	98	
Extra Kitchen St			RCNLD	299,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces			Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac			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	
BMT	BASEMENT	0	768		29.56	22,699	
FFL	1ST FLOOR	768	768		147.40	113,202	
GAR	GARAGE	0	432		59.03	25,500	
OPF	OPEN PORCH	0	40		14.74	590	
SFL	2ND FLOOR	946	946		147.40	139,439	
WDK	WOOD DECK	0	144		29.68	4,275	
Ttl Gross Liv / Lease Area		1,714	3,098			305,705	

