

Property Location

8 FRANCONIA CR

Map ID

4/ 43/ 9/ /

Bldg Name

State Use

101

Vision ID

3396

Account #

3451

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 1:38:30 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW																									
FENNEY BARBARA A LE 8 FRANCONIA CR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																										
						RESIDNTL.	101	181200	181,200																										
						RES LAND	101	122100	122,100																										
						RESIDNTL.	101	700	700																										
		DRAINAGE		VIEW	COMMUNITY																														
		SUPPLEMENTAL DATA																																	
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																													
GIS ID F_376352_2851193						Total				304,000	304,000																								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																											
FENNEY BARBARA A LE FENNEY BARBARA A LIFE EST,BRUCE V FE FENNEY,BARBARA A		17211	0125	03-19-2008	U	I	100	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																		
		16279	0449	10-23-2006	U	I	100	1A	2023	101	169,800	2022	101	155,900	2021	101	149,800																		
		05119	0153	06-08-1981	U	I	0			101	111,100		101	100,100		101	92,600																		
										101	400		101	400		101	400																		
		Total						281,300		Total		256,400		Total		242,800																			
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																																			
ASSESSING NEIGHBORHOOD																																			
Nbhd		Nbhd Name		Tracing		Batch																													
0001																																			
NOTES																																			
BUILDING PERMIT RECORD																																			
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result																					
201501956	06-18-2015	62	SOLAR	31,875	04-22-2016	100	04-22-2016		04-22-2016			317	15	PERMIT VISIT																					
201203248	10-09-2012	20	WOOD STOVE	3,000				NVC	05-10-2013			105	15	PERMIT VISIT																					
249	01-01-1984	MN	Manual Note					FAMILY RM	08-17-2006			311	14	INSPECTED																					
									08-14-2006			250	6	INFO BY PHON																					
									03-29-2004			317	2	MEASURED																					
									04-13-1992			131	14	INSPECTED																					
									04-01-1992			107	22	MAILER SENT																					
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	RB				21,530 SF	5.40	1.050	6	LAND	1.00	NA	1.00			0		1.000	5.67	122,100														
Total Card Land Units							0.49	AC	Parcel Total Land Area: 0.49							Total Land Value					122,100														

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	19	TEX 111	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	4	CARPET	Adj Base Rate	124.11	
Interior Floor 2	3	HARDWOOD	RCN	302,035	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1975	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	40	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	60	
Extra Kitchen St			RCNLD	181,200	
FBM Sqft	554		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	1	YES	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
02	SHED/FR			L	96	12.00	1975	60	0.00	AV	A	1.00	700
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1981	60	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	792		29.12	23,065	
FFL	1ST FLOOR	1,056	1,056		145.98	154,156	
GAR	GARAGE	0	508		58.34	29,634	
TQS	3/4 STORY	594	792		109.49	86,713	
WDK	WOOD DECK	0	288		29.40	8,467	
Ttl Gross Liv / Lease Area		1,650	3,436			302,035	

