

Property Location

144 OLD FARM RD

Map ID

41/ 8/ 33/ /

Bldg Name

State Use

101

Vision ID

3536

Account #

3592

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 2:02:46 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
ZHANG STEPHEN MILLER DENISE 144 OLD FARM RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed											
						RESIDNTL.	101	559400	559,400											
						RES LAND	101	195500	195,500											
						RESIDNTL.	101	14400	14,400											
		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_384380_2844606						Total		769,300	769,300											
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)												
ZHANG STEPHEN UNITED BANK RESIDENTIAL PROPERTIES I FLEISHMAN MICHAEL K SPENCER,KARIN E SPENCER,RICHARD E II &		20458	0161	10-10-2014	U	I	410,000	1S	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
		20403	0293	08-26-2014	U	I	375,000	1L	2023	101	514,600	2022	101	477,200	2021	101	458,100			
		11787	0069	07-31-2001	U	I	499,797			101	177,900		101	182,700		101	169,100			
		11515	0174	02-23-2001	U	I	100	1A		101	14,200		101	14,200		101	14,200			
		10470	0246	10-01-1998	U	I	425,000		Total		706,700	Total		674,100	Total		641,400			
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int		
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 559,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 14,400 Appraised Land Value (Bldg) 195,500 Special Land Value 0 Total Appraised Parcel Value 769,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 769,300											
Total																				
ASSESSING NEIGHBORHOOD																				
Nbhd		Nbhd Name		Tracing		Batch														
0001				101		NS														
NOTES																				
SUB DIV #594																				
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						
202202358	07-19-2022	91	INSULATION	7,956		0		DWELLING	10-24-2014	01		317	3	MEAS+INSPCTD						
42	04-01-2003	11	POOL	18,000					09-21-2012			317	2	MEASURED						
146	06-01-1993	MN	Manual Note	175,000					01-30-2004			311	15	PERMIT VISIT						
									10-18-2002			250	22	MAILER SENT						
									10-17-2002			274	2	MEASURED						
									12-27-1995			107	15	PERMIT VISIT						
									02-15-1995			107	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	RAA				40,000 SF	3.12	1.550	2	LAND	1.00	NS	1.00			0	1.000	4.84	193,600
1	101	ONE FAM	RAA				0.270 AC	7,000.00	1.000	0		1.00	NS	1.00			0	1.000	7,000	1,900
Total Card Land Units							1.19 AC	Parcel Total Land Area: 1.19							Total Land Value				195,500	

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	4	CARPET	Adj Base Rate	89.03	
Interior Floor 2	3	HARDWOOD	RCN	674,011	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1993	
AC Type	03	FULL	Effective Year Built	2004	
Bedrooms	4		Depreciation Code	GD	
Full Baths	4		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	5		Depreciation %	17	
Total Rooms	9		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	83	
Extra Kitchen St			RCNLD	559,400	
FBM Sqft	1049		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues			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
11	POOL I-V	OB	Outbuildi	L	684	29.00	2003	70	0.00	GD	A	1.00	13,900
02	SHED/FR			L	60	12.00	2003	70	0.00	GD	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	2,098		25.03	52,511
FFL	1ST FLOOR	2,098	2,098		125.03	262,303
GAR	GARAGE	0	1,112		50.03	55,636
OFP	OPEN PORCH	0	486		12.61	6,126
PAT	PATIO	0	240		6.25	1,500
SFL	2ND FLOOR	1,917	1,917		125.03	239,673
UTQ	UNFIN TQS	0	1,000		56.26	56,261
Ttl Gross Liv / Lease Area		4,015	8,951			674,011

