

Property Location

42 PROSPECT HILLS DR

Map ID

42/ 48/ 51/ /

Bldg Name

State Use

101

Vision ID

3578

Account #

3635

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 2:09:54 A

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
FAFARD KARIN T 42 PROSPECT HILLS DR EAST LONGMEADOW MA 01028 GIS ID F_383888_2843809		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDENTL.		101		877,900		877,900																							
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		193,600		193,600																							
		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#				Total								1,071,500		1,071,500																			
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
FAFARD KARIN T STURBRIDGE DEVELOPMENT LLC, BURKE,WILLIAM A III SULLIVAN HELEN S TRUSTEE UNDE, LONG SULLIVAN JOHN M,		17944		0287		08-12-2009		U		V		199,000		1P		Year		Code		Assessed		Year		Code		Assessed													
		13733		0305		10-31-2003		U		V		260,000		1		2023		101		803,100		2022		101		728,200													
		13150		0487		04-30-2003		U		V		1,300,000		1				101		176,000				101		180,800													
		11157		0301		04-12-2000		U		V		1		1A																									
		07482		0013		06-20-1990		U		V		250,000		1		Total				979,100		Total				909,000													
																Total						Total				864,300													
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						101		NS																															
NOTES																																							
SUB DIV#594 SALE INCS 42-47-49 NC = 60% COMPLETE 1/10. HST UNF. 20% OF TQS UNF OVER MST BD RM & STUDY FY 11 SUPPLEMENTAL ABT GRANTED DUE TO CLERICAL ERROR. BOA STANDS ON 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											
201201163 184		03-15-2012 08-07-2009		GEN 2		GENERATOR DWELLING		8,000 625,000								OC 6/29/2010 APP		06-15-2012 06-24-2010 01-26-2010						317 400 316		15 25 15		PERMIT VISIT 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		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								0.000 AC		7,000.00		1.000		0				1.00		NS		1.00				0		1.000		7,000		0	
Total Card Land Units														0.92		AC		Parcel Total Land Area:		0.92		Total Land Value										193,600							

Property Location 42 PROSPECT HILLS DR
 Vision ID 3578 Account # 3635

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 Bldg # 1

Bldg Name
 Sec # 1 of 1

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State Use 101
 Print Date 11/14/2023 2:09:55 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	A-	V GOOD-	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	9	STONE	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		84.22
Interior Floor 1	3	HARDWOOD	RCN		924,137
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2010
Heat Type	1	FORCED H/A	Effective Year Built		2016
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	3		Remodel Rating		
Full Baths	4		Year Remodeled		
Half Baths	1		Depreciation %		5
Extra Fixtures	6		Functional Obsol		
Total Rooms	11		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		95
Extra Kitchens	0		RCNLD		877,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
GEN	GENERATO			B	0	0.00	2014	95	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	3,106		27.06	84,062	
CNP	CANOPY	0	42		6.45	271	
CRL	CRAWL	0	193		7.01	1,354	
FFL	1ST FLOOR	3,299	3,299		135.37	446,569	
GAR	GARAGE	0	988		54.12	53,469	
OPF	OPEN PORCH	0	28		14.50	406	
TQS	3/4 STORY	1,969	2,625		101.54	266,534	
UHS	UNFIN HALF STORY	0	776		40.64	31,540	
UTQ	UNFIN TQS	0	656		60.87	39,933	
Ttl Gross Liv / Lease Area		5,268	11,713			924,137	

