

Property Location

10 EDGEWOOD DR

Map ID

46/ 19/ 23/ /

Bldg Name

State Use

101

Vision ID

3670

Account #

3731

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 2:25:50 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW			
TORO KAREN M 10 EDGEWOOD DR EAST LONGMEADOW MA 01028 GIS ID F_384430_2856998		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed				
						RESIDNTL.	101	160900	160,900				
						RES LAND	101	84200	84,200				
						RESIDNTL.	101	1200	1,200				
		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#							
						Total				246,300	246,300		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
TORO KAREN M MATOON,JOHN E ALLEGREZZA,JOAN P		18220	0033	03-17-2010	U	I	100	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		11688	0230	06-11-2001	U	I	134,000		2023	101	147,300	2022	101	131,900	2021	101	126,200
		03108	0186	04-30-1965	U	I	0			101	76,500		101	69,500		101	64,400
										101	1,200		101	1,200		101	1,200
								Total		225,000	Total		202,600	Total		191,800	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 160,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,200 Appraised Land Value (Bldg) 84,200 Special Land Value 0 Total Appraised Parcel Value 246,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 246,300									
Total																		

ASSESSING NEIGHBORHOOD									
Nbhd		Nbhd Name		Tracing		Batch			
0001				101		MF			

NOTES									

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	
201602040	07-14-2016	9	ALTERATION	2,270	04-27-2017	100	04-27-2017	REPLACE ENTRY D	04-27-2017			317	15	PERMIT VISIT	
201502197	07-17-2015	9	ALTERATION	8,250	06-17-2016	100	06-17-2016	HARDWOOD FLS, E	06-17-2016			317	15	PERMIT VISIT	
207	07-28-2004	11	POOL	4,000					09-30-2010			311	1	LEFT NOTICE	
129	06-05-2001	20	WOOD STOVE	400					01-07-2005			311	15	PERMIT VISIT	
									10-03-2002			274	14	INSPECTED	
									09-18-2002			250	22	MAILER SENT	
									09-17-2002			274	2	MEASURED	

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	RA				10,000 SF	11.08	0.760	3	LAND	1.00	MF	1.00			0		1.000	8.42	84,200		
Total Card Land Units							0.23 AC	Parcel Total Land Area:							0.23	Total Land Value							84,200

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	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		129.68
Interior Floor 2			RCN		255,470
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1952
AC Type	01	NONE	Effective Year Built		1984
Bedrooms	3		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		160,900
FBM Sqft	384		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2004	70	0.00	GD	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	768		28.26	21,700	
FFL	1ST FLOOR	993	993		140.91	139,924	
GAR	GARAGE	0	576		56.27	32,409	
HST	HALF STORY	384	768		70.46	54,109	
OPF	OPEN PORCH	0	36		15.66	564	
WDK	WOOD DECK	0	240		28.18	6,764	
Ttl Gross Liv / Lease Area		1,377	3,381			255,470	

