

Property Location

40 HERITAGE CR

Map ID

47/ 83/ 7/ /

Bldg Name

State Use

101

Vision ID

3783

Account #

3848

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 2:44:45 A

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
LAMOUREUX JOSHUA J LAMOUREUX GINA E 40 HERITAGE CR EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed											
										RESIDNTL.	101	419200	419,200											
										RES LAND	101	161500	161,500											
		DRAINAGE				VIEW		COMMUNITY		RESIDNTL.	101	1200	1,200											
										Total				581,900		581,900								
SUPPLEMENTAL DATA																								
Alt Prcl ID		Received																						
SP Permit		NIA																						
Chapter Land		Field 8																						
OC Dates		Field 9																						
In+Ex FY		Field 10																						
Mailed		Assoc Pid#																						
GIS ID		F_386236_2855334																						
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
LAMOUREUX JOSHUA J ALBEN TIMOTHY P ALBEN TIMOTHY P, ALBEN,MARYANN ALBEN TIMOTHY P +,		22112		0574		03-30-2018		Q		I		450,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		19385		0578		08-08-2012		U		I		100		1F		2023	101	386,200	2022	101	356,900	2021	101	342,800
		17441		0206		08-16-2008		U		I		1		1A										
		13253		0121		06-04-2003		U		I		100		1										
08682		0278		12-21-1993		U		V		83,000				Total	534,500	Total	507,600	Total	483,100					
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																								
Nbhd		Nbhd Name		Tracing		Batch						APPROAISED VALUE SUMMARY												
0001				101		NV						Appraised BLDG. Value (Card)				419,200								
												Appraised Xf (B) Value (Bldg)				0								
												Appraised Ob (B) Value (Bldg)				1,200								
												Appraised Land Value (Bldg)				161,500								
												Special Land Value				0								
												Total Appraised Parcel Value				581,900								
												Valuation Method				C								
												Adjustment												
												Net Total Appraised Parcel Value				581,900								
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										
201901860	05-17-2019	91	INSULATION	4,000		0		SHED DWELLING	09-07-2017			400	MS	MLS REVIEW										
46	04-02-1996	MN	Manual Note	1,300					06-10-2011			317	3	MEAS+INSPCTD										
357	12-01-1993	MN	Manual Note	160,000					10-01-2002			274	14	INSPECTED										
									09-12-2002			250	22	MAILER SENT										
									09-12-2002			274	2	MEASURED										
									12-18-1996			107	15	PERMIT VISIT										
									03-06-1995			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	RA				40,000 SF	3.12	1.250	9	LAND	1.00	NV	1.00			0	1.000	3.9	156,000				
1	101	ONE FAM	RA				0.780 AC	7,000.00	1.000	0		1.00	NV	1.00			0	1.000	7,000	5,500				
Total Card Land Units							1.70 AC	Parcel Total Land Area:							1.70	Total Land Value							161,500	

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	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	96.60	
Interior Floor 1	3	HARDWOOD	RCN	505,086	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1993	
Heat Type	1	FORCED H/A	Effective Year Built	2004	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %	17	
Extra Fixtures	3		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	83	
Extra Kitchens	0		RCNLD	419,200	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	800		Dep Ovr Comment		
FBM Quality	5		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	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
02	SHED/FR			L	168	12.00	1996	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,108		26.05	54,906	
CFL	CATHEDRAL CE	120	120		134.45	16,134	
FFL	1ST FLOOR	1,988	1,988		130.11	258,658	
GAR	GARAGE	0	506		51.94	26,282	
OPF	OPEN PORCH	0	656		13.09	8,587	
SFL	2ND FLOOR	1,040	1,040		130.11	135,314	
WDK	WOOD DECK	0	200		26.02	5,204	
Ttl Gross Liv / Lease Area		3,148	6,618			505,086	

