

Property Location

100 FERNWOOD DR

Map ID

63/ 14/ 21/ /

Bldg Name

State Use

101

Vision ID

4835

Account #

4909

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 8:14:52 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
CAVANAUGH MICHAEL CAVANAUGH ALISON 100 FERNWOOD DR EAST LONGMEADOW MA 01028 GIS ID F_388911_2850111		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	192100	192,100														
		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	153000	153,000														
						RESIDNTL.	101	16000	16,000														
SUPPLEMENTAL DATA						Total				361,100	361,100												
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
CAVANAUGH MICHAEL HUNDERTMARK MARTHA H,		11323 05136	0446 0307	08-31-2000 07-14-1981	U U	I I	185,000 0	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
								2023	101	177,000	2022	101	158,500	2021	101	152,300							
									101	139,800		101	126,200		101	117,000							
									101	15,200		101	15,200		101	15,200							
Total								332,000		Total		299,900		Total		284,500							
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) 192,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 16,000 Appraised Land Value (Bldg) 153,000 Special Land Value 0 Total Appraised Parcel Value 361,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 361,100														
Total																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		Tracing		Batch																	
0001				101		MG																	
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									
201802213	06-19-2018	25	WINDOWS	9,725	06-13-2019	100	06-13-2019		06-13-2019			400	15	PERMIT VISIT									
201700530	03-01-2017	7	REMODEL	12,373	06-15-2017	100	06-23-2017	KITCHEN	06-23-2017			400	3	MEAS+INSPCTD									
201502316	07-30-2015	62	SOLAR	31,200	05-27-2016	100	05-27-2016		06-15-2017			317	15	PERMIT VISIT									
29	02-05-2009	20	WOOD STOVE	2,000				FIREPLACE INSER	05-27-2016			317	15	PERMIT VISIT									
218	07-20-2000	20	WOOD STOVE	600				NVC	02-02-2010			316	15	PERMIT VISIT									
217	07-20-2000	20	WOOD STOVE	300				NVC	02-02-2010			316	15	PERMIT VISIT									
									05-09-2008			350	14	INSPECTED									
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	1.200	7	LAND	1.00	MG	1.00			0		1.000	3.74	149,600		
1	101	ONE FAM	RA				0.490 AC	7,000.00	1.000	0		1.00	MG	1.00			0		1.000	7,000	3,400		
Total Card Land Units							1.41 AC	Parcel Total Land Area:							1.41	Total Land Value							153,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	21	SPLIT LEVL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	128.42	
Interior Floor 2	3	HARDWOOD	RCN	304,953	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1960	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	192,100	
FBM Sqft	576		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	2		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
11	POOL I-V	OB	Outbuildi	L	800	29.00	1974	60	0.00	AV	A	1.00	13,900
02	SHED/FR			L	80	12.00	2003	70	0.00	GD	A	1.00	700
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1981	63	1.00			0.00	0
02	SHED/FR			L	192	12.00	2013	60	0.00	AV	A	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	600		32.72	19,632	
EFP	ENCL PORCH	0	384		81.80	31,411	
FFL	1ST FLOOR	1,224	1,224		163.60	200,248	
GAR	GARAGE	0	460		65.44	30,103	
LLV	LOWR LEVEL	0	576		40.90	23,559	
Ttl Gross Liv / Lease Area		1,224	3,244			304,953	

