

Property Location

60 FERNWOOD DR

Map ID

63/ 6/ 10/ /

Bldg Name

State Use

101

Vision ID

4861

Account #

4936

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 8:18:07 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
TRIGGS MICHELLE 60 FERNWOOD DR EAST LONGMEADOW MA 01028	TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed													
					RESIDNTL.	101	224400	224,400													
					RES LAND	101	141900	141,900													
					RESIDNTL.	101	700	700													
SUPPLEMENTAL DATA					Total				367,000	367,000											
GIS ID		F_389543_2849491		Mailed		Assoc Pid#															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
TRIGGS MICHELLE STEARNS RITA M STEARNS RITA M STEARNS LINDA S STEARNS CHARLES F + RITA	24598	0395	06-17-2022	Q	I	335,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
	20284	0221	05-19-2014	U	I	100	1A	2023	101	206,400	2022	101	186,900	2021	101	179,400					
	09634	0371	09-27-1996	U	I	1	1A		101	128,600		101	116,100		101	107,400					
	08143	0194	08-19-1992	U	I	1	1A		101	400		101	400		101	400					
	00129	0056	05-23-1956	U	I	0		Total													
								335,400		Total		303,400		Total		287,200					
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) 224,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 141,900 Special Land Value 0 Total Appraised Parcel Value 367,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 367,000												
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							
202202615	08-30-2022	91	INSULATION	4,807		0			06-30-2023			334	15	PERMIT VISIT							
202202423	07-28-2022	25	WINDOWS	38,052	06-30-2023	100	06-30-2023	16 WINDS & 2 SLID	06-27-2018			333	2	MEASURED							
113	01-01-1986	MN	Manual Note					FAMILY RM	06-21-2007			311	3	MEAS+INSPCTD							
									06-07-2007			311	1	LEFT NOTICE							
									10-15-2001			247	14	INSPECTED							
									05-13-2000			247	2	MEASURED							
									03-10-1992			170	3	MEAS+INSPCTD							
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				25,516 SF	4.63	1.200	7	LAND	1.00	MG	1.00			0		1.000	5.56	141,900
Total Card Land Units							0.59	AC	Parcel Total Land Area: 0.59							Total Land Value					141,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	2	HIP		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	124.53	
Interior Floor 2			RCN	320,556	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1956	
AC Type	03	FULL	Effective Year Built	1991	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
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	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St	N	NONE	RCNLD	224,400	
FBM Sqft	844		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues	0		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
02	SHED/FR			L	96	12.00	1974	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,688		31.36	52,930	
FFL	1ST FLOOR	1,688	1,688		156.60	264,337	
OPF	OPEN PORCH	0	48		16.31	783	
PAT	PATIO	0	168		7.46	1,253	
WDK	WOOD DECK	0	40		31.32	1,253	
Ttl Gross Liv / Lease Area		1,688	3,632			320,556	

