

Property Location

52 KENNETH LUNDEN DR

Map ID

77/ 53/ 39/ /

Bldg Name

State Use

101

Vision ID

5520

Account #

5599

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 10:20:33

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
SIMONDS LYNN M SIMONDS KRISTIN F 52 KENNETH LUNDEN DRIVE EAST LONGMEADOW MA 01028 GIS ID F_393042_2847281		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	177900	177,900												
						RES LAND	101	136500	136,500												
						RESIDNTL.	101	2000	2,000												
		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		316,400	316,400												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
SIMONDS LYNN M SIMONDS FRANCIS X , SIMONDS ANGELA M + SIMONDS FRANCIS DIGNAN		17425	0230	08-08-2008	U	I	245,000	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		09315	0207	11-21-1995	U	I	45,000	1A	2023	101	163,000	2022	101	146,300	2021	101	140,200				
		07168	0093	05-15-1989	U	I	1	1A		101	123,300		101	111,200		101	102,900				
		06194	0596	08-18-1986	U	I	1	1A		101	1,300		101	1,300		101	1,300				
		03293	0350	10-06-1967	U	I	0		Total		287,600	Total		258,800	Total		244,400				
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) 177,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,000 Appraised Land Value (Bldg) 136,500 Special Land Value 0 Total Appraised Parcel Value 316,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 316,400												
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							
201102741	10-11-2011	12	REROOF	9,500				NVC	07-24-2019			334	2	MEASURED							
55	03-01-1995	MN	Manual Note	28,000				ADDITION	04-13-2012			317	15	PERMIT VISIT							
									04-13-2006			311	3	MEAS+INSPCTD							
									04-06-2006			311	2	MEASURED							
									02-01-2000			247	14	INSPECTED							
									11-16-1999			247	2	MEASURED							
									04-06-1996			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				27,516 SF	4.35	1.200	7	LAND	0.95	MG	1.00	BCOR		0		1.000	4.96	136,500
Total Card Land Units							0.63	AC	Parcel Total Land Area:				0.63	Total Land Value							136,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		124.46
Interior Floor 2	4	CARPET	RCN		282,342
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1967
AC Type	03	FULL	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	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		177,900
FBM Sqft	300		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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	192	12.00	1998	70	0.00	GD	G	1.25	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,500		27.53	41,298	
FFL	1ST FLOOR	1,500	1,500		137.66	206,491	
GAR	GARAGE	0	440		55.06	24,228	
OSP	SCRN PORCH	0	198		20.86	4,130	
WDK	WOOD DECK	0	224		27.66	6,195	
Ttl Gross Liv / Lease Area		1,500	3,862			282,342	

