

Property Location

49 DEVONSHIRE TR

Map ID

31/ 32/ 4R1/ /

Bldg Name

State Use

101

Vision ID

6221

Account #

6307

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:22:24

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
KEROACK MARK A ERRICHETTI ANNMARIE 49 DEVONSHIRE TR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	471400	471,400												
						RES LAND	101	197100	197,100												
						RESIDNTL.	101	3200	3,200												
		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#															
GIS ID F_382911 2843435						Total 671,700 671,700															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
KEROACK MARK A LUPENSKI ALBERT V + KATHRYN E QUINN PAUL J CAMPAN,DEBORAH J DAVIS JOHN H,+ STEPHEN A TRUSTEE OF		21177	0007	05-13-2016	Q	I	520,000	00	Year	Code	Assessed	Year	Code	Assessed							
		20597	0275	02-13-2015	Q	I	466,000	00	2023	101	432,500	2022	101	390,100							
		15525	0128	11-17-2005	U	I	575,000			101	181,500		101	173,500							
		14981	0211	04-28-2005	U	V	90,000	1		101	2,300										
		09348	0253	12-27-1995	U	V	1	1A													
						Total 616,300				Total 575,600											
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																					
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)													
0001				101		NS		Appraised Xf (B) Value (Bldg)													
										Appraised Ob (B) Value (Bldg)											
										Appraised Land Value (Bldg)											
										Special Land Value											
										Total Appraised Parcel Value											
										Valuation Method											
										Adjustment											
										Net Total Appraised Parcel Value											
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							
202102888	09-24-2021	12	REROOF	27,999	06-13-2022	100	06-13-2022	HOUSE & GARAGE-	01-24-2017			317	16	FIELDREV CHG							
201602727	10-27-2016	GEN	GENERATOR	8,565	01-24-2017	100			07-01-2016			317	3	MEAS+INSPCTD							
267	09-03-2004	2	DWELLING	170,350		0		OC 4/4/2005	04-24-2015			317	3	MEAS+INSPCTD							
									01-20-2005			311	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	RAA				40,000 SF	3.12	1.550	2	LAND	0.90	NS	1.00	TOP2		0		1.000	4.35	174,000
1	101	ONE FAM	RAA				4.720 AC	7,000.00	1.000	0		0.70	NS	1.00	TOP3		0		1.000	4,900	23,100
Total Card Land Units							5.64 AC	Parcel Total Land Area: 5.64							Total Land Value						
															197,100						

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	16	STONE VENR	101	ONE FAM	
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	103.36	
Interior Floor 2	4	CARPET	RCN	523,723	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2004	
AC Type	03	FULL	Effective Year Built	2011	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	10	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	90	
Extra Kitchen St			RCNLD	471,400	
FBM Sqft	200		Dep % Ovr		
FBM Quality	5		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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
GEN	GENERATO			B	1	0.00	2010	90	1.00	00	A	1.00	0
19	PATIO			L	450	8.00	2017	70	0.00	GD	G	1.25	3,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,658		29.42	48,773	
CFL	CATHEDRAL CE	482	482		151.17	72,866	
FFL	1ST FLOOR	1,176	1,176		146.91	172,763	
GAR	GARAGE	0	530		58.76	31,144	
HST	HALF STORY	265	530		73.45	38,930	
PAT	PATIO	0	522		7.32	3,820	
SFL	2ND FLOOR	1,058	1,058		146.91	155,428	
Ttl Gross Liv / Lease Area		2,981	5,956			523,723	

