

State Use 101
Print Date 11/14/2023 2:06:30 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																											
NADEAU JOSEPH ANGARD SEETA R 25 CAPRI DR EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																			
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		560300		560,300																					
												RES LAND		101		193700		193,700																					
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		3400		3,400																					
				SUPPLEMENTAL DATA																																			
				Alt Prcl ID SP Permit Chapter Land OC Dates 8/8/2014 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		757,400		757,400																			
GIS ID F_385084_2840352																																							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
NADEAU JOSEPH JOHN ERIC M KENT PECOY + SONS CONSTRUCTION INC BELLA VISTA LAND HOLDINGS LLC, BVE LLC,				20829 0378		08-14-2015		Q		I		590,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed							
				20391 0209		08-15-2014		U		I		575,000		1		2023		101		518,900		2022		101		472,500		2021		101		447,100							
				19967 0406		08-12-2013		U		V		139,900		1B				101		176,100				101		180,900		101		167,300									
				18724 0379		04-01-2011		U		V		1		1V				101		2,300				101		1,000		101		1,000									
				00000 0000				U				0																											
																Total		697,300		Total		654,400		Total		615,400													
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor																			
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																							
				Total																																			
ASSESSING NEIGHBORHOOD																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 560,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,400 Appraised Land Value (Bldg) 193,700 Special Land Value 0 Total Appraised Parcel Value 757,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 757,400																					
Nbhd		Nbhd Name				Tracing		Batch																															
0001						130		NV																															
NOTES																		VISIT / CHANGE HISTORY																					
FY 2013 SUB 1087 B361 P51-PHASE 1																																							
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	
202102404		07-22-2021		10		SHED		14,000		06-21-2022		100		06-21-2022		12 X 20 SHED												06-21-2022		01				334		15		PERMIT VISIT	
202002285		08-13-2020		9		ALTERATION		30,500		07-14-2021		100		07-14-2021		FINISH BONUS RO												07-14-2021						334		15		PERMIT VISIT	
201302422		07-24-2013		2		DWELLING		348,000		04-22-2014		100		04-22-2014		OC 8/8/2014 2707		08-04-2014						400		25		OC VISIT											
																		04-22-2014						105		2		MEASURED											
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		1.00		NS		1.00				1.000		4.84		193,600	
1		101		ONE FAM		RAA								0.010		AC		7,000.00		1.000		0				1.00		NV		1.00				1.000		7,000		100	

Property Location 25 CAPRI DR
Vision ID 6835

Account # 6956

Map ID 44/ 10/ 29/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	A-	V 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	103.56	
Interior Floor 1	4	CARPET	RCN	589,794	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built	2014	
Heat Type	1	FORCED H/A	Effective Year Built	2016	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %	5	
Extra Fixtures	1		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	95	
Extra Kitchens	0		RCNLD	560,300	
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	0		Cost to Cure Ovr		
Central Vac	0	NO	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
19	PATIO			L	200	8.00	2014	70	0.00	GD	G	1.25	1,400
02	SHED/FR			L	240	12.00	2022	70	0.00	GD	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,432		33.13	47,449
FFL	1ST FLOOR	1,432	1,432		165.91	237,577
GAR	GARAGE	0	552		66.42	36,665
HST	HALF STORY	372	744		82.95	61,717
OFP	OPEN PORCH	0	40		16.59	664
SFL	2ND FLOOR	1,240	1,240		165.91	205,723
Ttl Gross Liv / Lease Area		3,044	5,440			589,794

