Property Location 42 HELEN CR | Map ID 24/ 121/ 34/ / | Bldg Name | State Use 101
Vision ID 1338 | Account # 1373 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-18-2024 8:58:01 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
FAZIO ISABELLA KATHERINE				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
42 HELEN CR				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA	
Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_380668_2854382

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	167400	167,400
RES LAND	101	110400	110,400
RESIDNTL.	101	800	800
		Total	278,600	278,600

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
FAZIO ISABELLA KATHERINE	25240	0265	11-27-2023	U	I	242,500	1
BEEK MARGARET J	10050	0150	10-30-1997	U	I	77,000	
ROBINSON GEORGE W +	08528	0465	08-17-1993	U	I	1	1A
RUSSO DOROTHY M HEIRS +	03404	0244	02-27-1969	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2024	101	132,000	2023	101	120,900	2022	101	108,700
	101	110,400		101	100,400		101	91,200
	101	800		101	500		101	500
	Total	243,200		Total	221,800		Total	200,400

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	MA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	167,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	800
Appraised Land Value (Bldg)	110,400
Special Land Value	0
Total Appraised Parcel Value	278,600
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	278,600

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B-24-1	01-05-2024	8	RENOVATION	25,000	06-21-2024	100	03-06-2024	KITCHEN & ADD 2N
201802488	07-26-2018	91	INSULATION	2,900		0		
265	11-16-1998	21	SIDING	2,445		0		VINYL SIDING
255	12-09-1997	7	REMODEL	4,900		0		

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
06-24-2024			400	3	MEAS+INSPCTD
06-14-2024			334	15	PERMIT VISIT
12-02-2016			317	2	MEASURED
03-25-2004			AO	22	MAILER SENT
11-11-2003			274	2	MEASURED
02-10-1999			247	15	PERMIT VISIT
07-16-1998			232	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	RC				9,084	SF	12.15	1.000	5	LAND	1.00	MA	1.00			0			1.000	12.15	110,400
						Total Card Land Units	0.21	AC	Parcel Total Land Area:	0.21												Total Land Value	110,400

Property Location	42 HELEN CR		Map ID	24/ 121/ 34/ /	Bldg Name		State Use 101
Vision ID 1338		Account # 1373		Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11-18-2024 8:58:02 A

CONSTRUCTION DETAIL

Element	Cd	Description
Style	19	RANCH
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.00	1 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2	16	STONE VENR
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2		
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	2	
Full Baths	2	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	4	
Bath Style	G	GOOD
Half Bath Style	N	NONE
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St	N	NONE
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	0	
WS Flues	0	

CONSTRUCTION DETAIL (CONTINUED)

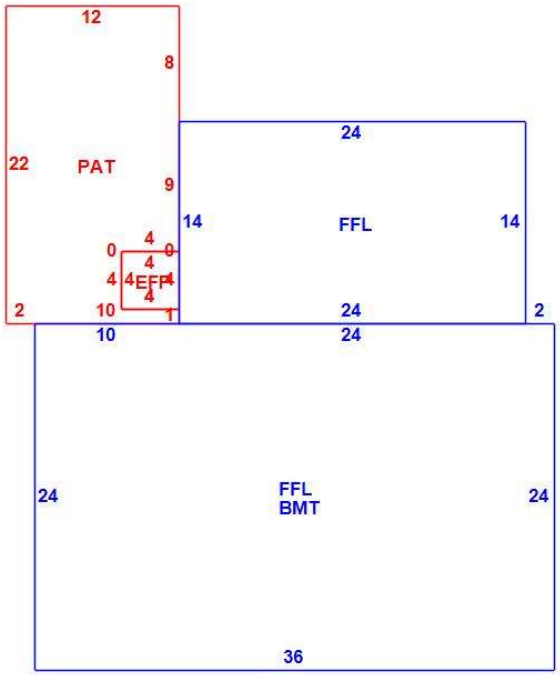
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage	0	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	151.85
RCN	239,127
Net Other Adj	
Year Built	1952
Effective Year Built	1991
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	167,400
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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	1998	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	864		34.37	29,698
EFP	ENCL PORCH	0	16		85.83	1,373
FFL	1ST FLOOR	1,200	1,200		171.66	205,996
PAT	PATIO	0	248		8.31	2,060
	Ttl Gross Liv / Lease Area	1,200	2,328			239,127