

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
NGUYEN HIEN PHU JR PHAN LAN TUYET 15 CHANNING RD SPRINGFIELD MA 01108 GIS ID F_374558_2853153 Mailed												Description RESIDNTL. RES LAND		Code 101 101		Appraised 283300 116300		Assessed 283,300 116,300		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER																
				DRAINAGE				VIEW		COMMUNITY																
				SUPPLEMENTAL DATA																						
Alt Prcl ID				Received																						
SP Permit				NIA																						
Chapter Land				Field 8																						
OC Dates				Field 9																						
In+Ex FY				Field 10																						
				Assoc Pid#																						
Total												399,600		399,600												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
NGUYEN HIEN PHU JR RAHIL TAYYAB BOUDREAU CAROLA BOUDREAU VERNON M +, SMOLEN ROBERT				24846	0422	12-19-2022	Q	I			398,900	00	2024	101 101	262,000 116,300	2023	101 101	236,500 105,700	2022	101 101	213,500 95,200					
				20311	0400	06-12-2014	Q	I			258,000	00														
				10333	0430	06-22-1998	U	I	1		1A															
				07094	0400	02-10-1989	U	I	182,000																	
				06086	0055	05-15-1986	U	V	35,000																	
Total												378,300		Total		342,200		Total		308,700						
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															
0001								101			NA															
NOTES																		Appraised BLDG. Value (Card)						283,300		
																		Appraised Xf (B) Value (Bldg)						0		
																		Appraised Ob (B) Value (Bldg)						0		
																		Appraised Land Value (Bldg)						116,300		
																		Special Land Value						0		
																		Total Appraised Parcel Value						399,600		
																		Valuation Method						C		
																		Adjustment								
Net Total Appraised Parcel Value						399,600																				
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		
201301460206		04-19-2013 01-01-1986		91 MN	INSULATION Manual Note		1,730								SFR		03-15-2024	01		334	2	MEASURED				
																	07-17-2014			317	3	MEAS+INSPCTD				
																	06-04-2013			105	15	PERMIT VISIT				
																	10-02-2006			250	22	MAILER SENT				
																	04-07-2004			250	22	MAILER SENT				
																	04-06-2004			316	2	MEASURED				
																	05-06-1992			107	22	MAILER SENT				
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				10,000	SF	11.08	1.050	6	LAND	1.00	NA	1.00				0			1.000	11.63	116,300	
Total Card Land Units								0.23	AC	Parcel Total Land Area: 0.23				Total Land Value										116,300		

A photograph of a two-story house with grey horizontal siding and a dark grey roof. The house features a gabled roofline with a small dormer window. The front facade has several windows with dark shutters. The house is surrounded by bare, leafless trees, suggesting a winter or late autumn setting. The sky is overcast and grey.

15 CHANNING RD