

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
VERTERAMO NICOLE E BRUCKER REBECCA J 131 FERNWOOD DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	335900		335,900						
												RES LAND		101	149600		149,600						
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	13900		13,900						
				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_389307_2850755												Total		499,400		499,400							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
VERTERAMO NICOLE E FOERSTER WALTER E JR				20810	0358	07-31-2015	Q	I	343,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				04704	0083	12-08-1978	U	I	0		2024	101	311,000	2023	101	258,600	2022	101	232,700				
											101	149,600		101	135,900		101	122,600					
											101	13,900		101	13,600		101	13,600					
												Total	474,500	Total	408,100	Total	368,900						
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) 335,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 13,900 Appraised Land Value (Bldg) 149,600 Special Land Value 0 Total Appraised Parcel Value 499,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 499,400										
		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		
202202850		10-05-2022		7	REMODEL		48,000		06-30-2023		100	06-30-2023		KITCHEN- CABS &		06-30-2023			334	15	PERMIT VISIT		
201702285		08-21-2017		91	INSULATION		4,287				0					06-27-2018			333	2	MEASURED		
146		06-07-1995		MN	Manual Note		25,000							REPAIR		04-25-2008			250	P1	PHONE MESSAG		
263		01-01-1984		MN	Manual Note									REMODEL		11-02-2007			317	2	MEASURED		
56		01-01-1983		MN	Manual Note									POOL		05-11-2000			250	22	MAILER SENT		
																05-10-2000			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				39,163	SF	3.18	1.200	7	LAND	1.00	MG	1.00			0		1.000	3.82	149,600	
Total Card Land Units							0.90	AC	Parcel Total Land Area: 0.90			Total Land Value											149,600

Property Location 131 FERNWOOD DR
Vision ID 4820 Account # 4894

Map ID 62/ 57/ 31/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/22/2024 11:18:42 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	0	
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	123.91	
Interior Floor 1	4	CARPET	RCN	436,233	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built	1958	
Heat Type	3	FORCED H/W	Effective Year Built	1998	
AC Type	03	FULL	Depreciation Code	GV	
Bedrooms	4		Remodel Rating	03	
Full Baths	2		Year Remodeled	2023	
Half Baths	1		Depreciation %	23	
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	77	
Extra Kitchens	0		RCNLD	335,900	
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft	834		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	2		Cost to Cure Ovr Comment		
WS Flues	1				

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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1983	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	100	12.00	1973	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,112		30.77	34,220
CFL	CATHEDRAL CE	238	238		158.68	37,766
FFL	1ST FLOOR	1,112	1,112		154.15	171,410
GAR	GARAGE	0	506		61.54	31,137
OFP	OPEN PORCH	0	68		15.87	1,079
SFL	2ND FLOOR	950	950		154.15	146,439
WDK	WOOD DECK	0	462		30.70	14,181
Ttl Gross Liv / Lease Area		2,300	4,448			436,233

