Property Location 43 WINDHAM DR | Map ID 75/ 28/ 37/ / | Bldg Name | State Use 101
Vision ID 5358 | Account # 5436 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/22/2024 12:38:52

CURRENT OWNER

CONNORS PATRICK M
CONNORS SHARON D
43 WINDHAM DR

EAST LONGMEADOW MA 01028

GIS ID F_392016_2849374

TOPO TYPE	UTILITY	STREET	LOCATION

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
Mailed	Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	503400	503,400
RES LAND	101	163000	163,000
		Total	666,400	666,400

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
CONNORS PATRICK M	19265	0045	05-18-2012	U	I	100	1F
CONNORS PATRICK M,	17961	0262	08-24-2009	U	I	500,000	
STINGER WILLIAM W JR +,	07675	0299	04-11-1991	U	I	360,000	
CHRZAN JAN +	06904	0383	07-15-1988	U	I	230,000	1
PECK	06792	0223	03-31-1988	U	I	2,890,000	1

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2024	101	470,500	2023	101	431,300	2022	101	391,400
	101	163,000		101	149,000		101	151,400
	Total	633,500		Total	580,300		Total	542,800

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	NV

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	503,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	163,000
Special Land Value	0
Total Appraised Parcel Value	666,400
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	666,400

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B-24-652	10-02-2024	12	REROOF	22,000		0		
201800973	03-23-2018	17	DECK	25,000	06-20-2018	100	06-20-2018	REPLACE EXISTIN
201102918	11-10-2011	20	WOOD STOVE	5,000				FIRE PLACE INSER
279	11-01-1989	MN	Manual Note	250,000				DWLG

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
06-20-2018			333	15	PERMIT VISIT
07-06-2012			317	15	PERMIT VISIT
06-29-2006			311	3	MEAS+INSPCTD
02-07-2000			247	14	INSPECTED
01-03-2000			247	2	MEASURED
03-27-1992			170	3	MEAS+INSPCTD
01-09-1991			105	16	FIELDREV CHG

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				40,000	SF	3.12	1.250	9	LAND	1.00	NV	1.00			0			1.000	3.9	156,000
1	101	ONE FAM	RA				1.000	AC	7,000.00	1.000	0		1.00	NV	1.00			0			1.000	7,000	7,000
						Total Card Land Units	1.92	AC	Parcel Total Land Area:	1.92												Total Land Value	163,000

Property Location	43 WINDHAM DR		Map ID	75/ 28/ 37/ /	Bldg Name		State Use 101
Vision ID 5358		Account # 5436		Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11/22/2024 12:38:53

CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	B	GOOD
Stories	2.00	2 STORY
Foundation	1	CONCRETE
Exterior Wall 1	8	BRICK VENR
Exterior Wall 2	2	CLAPBOARD
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	4	CARPET
Interior Floor 2	6	CERAMIC TL
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	4	
Full Baths	2	
Half Baths	1	
Extra Fixtures	4	
Total Rooms	10	
Bath Style	G	GOOD
Half Bath Style	G	GOOD
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues		

CONSTRUCTION DETAIL (CONTINUED)

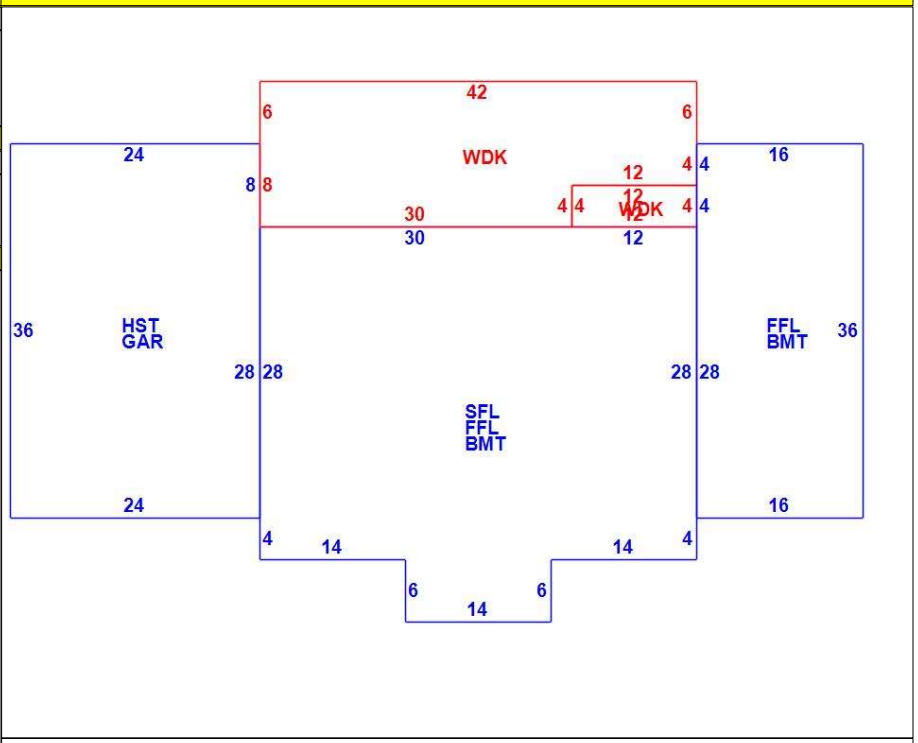
Element	Cd	Description
Central Vac	1	YES
Basement Floor	12	CONCRETE
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	99.30
RCN	629,244
Net Other Adj	
Year Built	1989
Effective Year Built	2001
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	20
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	80
RCNLD	503,400
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

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	2,004		26.63	53,357
FFL	1ST FLOOR	2,004	2,004		133.06	266,654
GAR	GARAGE	0	864		53.29	46,039
HST	HALF STORY	432	864		66.53	57,482
SFL	2ND FLOOR	1,428	1,428		133.06	190,011
WDK	WOOD DECK	0	588		26.70	15,701
	Ttl Gross Liv / Lease Area	3,864	7,752			629,244