

Property Location		120 CANTERBURY CR		Map ID		30/ 50/ 18/ /		Bldg Name		State Use 101																	
Vision ID		6727		Account #		6844		Bldg # 1		Sec # 1 of 1																	
								Card # 1 of 1		Print Date 11/25/2024 7:42:13 A																	
CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
ROBINSON TIMOTHY M ROBINSON KELLY M 120 CANTERBURY CR EAST LONGMEADOW MA 01028 GIS ID F_380480_2844852										Description		Code		Appraised		Assessed											
		TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		506200		506,200											
										RES LAND		101		150900		150,900											
		DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		21500		21,500											
		SUPPLEMENTAL DATA																									
		Alt Prcl ID				Received																					
		SP Permit				NIA																					
		Chapter Land				Field 8																					
		OC Dates		5/11/2011		Field 9																					
		In+Ex FY				Field 10																					
		Mailed				Assoc Pid#																					
										Total		678,600		678,600													
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
ROBINSON TIMOTHY M DAVIS JOHN + STEPHEN A DAVIS,TRUSTEE ASM + CO INC		18683		0041		02-17-2011		U		I		107,500		1		Year		Code		Assessed		Year		Code		Assessed	
		09348		0266		12-27-1995		U		V		745,000		1		2024		101		472,500		2023		101		433,400	
		00000		0000				U				0						101		150,900				101		136,200	
																		101		21,500				101		19,400	
		Total												Total		644,900		Total		589,000		Total		545,900			
EXEMPTIONS																											
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B	GOOD	Bsmt Garage		
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	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	111.89	
Interior Floor 2	4	CARPET	RCN	544,354	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2011	
AC Type	03	FULL	Effective Year Built	2014	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %	7	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	93	
Extra Kitchen St			RCNLD	506,200	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues			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
11	POOL I-V	OB	Outbuildi	L	571	29.00	2015	70	0.00	GD	G	1.25	14,500
19	PATIO			L	545	8.00	2015	70	0.00	GD	A	1.00	3,100
02	SHED/FR			L	140	12.00	2015	70	0.00	GD	A	1.00	1,200
21	PAVILLION/C	OB	Outbuildi	L	192	20.00	2019	70	0.00	GD	A	1.00	2,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,314		30.17	39,647	
EFP	ENCL PORCH	0	192		75.37	14,472	
FFL	1ST FLOOR	1,294	1,294		150.75	195,069	
GAR	GARAGE	0	748		60.26	45,074	
HST	HALF STORY	452	904		75.37	68,138	
OPF	OPEN PORCH	0	54		13.96	754	
PAT	PATIO	0	433		7.66	3,316	
SFL	2ND FLOOR	1,156	1,156		150.75	174,266	
WDK	WOOD DECK	0	121		29.90	3,618	
Ttl Gross Liv / Lease Area		2,902	6,216			544,354	

