Property Location 69 WESTERNVIEW CR | Map ID 28/ 55/ 17/ / | Bldg Name | State Use 101
Vision ID 2131 | Account # 2168 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/19/2025 12:29:36

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
KIRBY THEODORE				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
69 WESTERNVIEW CR				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

GIS ID F_382132_2848490

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	197600	197,600
RES LAND	101	111200	111,200
	Total	308,800	308,800

1006

EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
KIRBY THEODORE	25522	0279	08-06-2024	Q	I	328,000	00
HEATH NANCY J TR	24604	0020	06-22-2022	U	I	100	1A
HEATH DONALD A	02846	0138	11-13-1961	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	179,300	2024	101	165,600	2023	101	151,900
	101	111,200		101	111,200		101	101,000
	Total	290,500		Total	276,800		Total	252,900

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)	197,600
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	111,200
Special Land Value	0
Total Appraised Parcel Value	308,800
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	308,800

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
113	01-01-1984	MN	Manual Note					

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
03-20-2018			333	4	INFO AT DOOR
03-20-2018			400	6	INFO BY PHON
05-06-2004			318	14	INSPECTED
03-18-2004			250	22	MAILER SENT
09-20-2003			274	2	MEASURED
02-02-1985			500	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	RA				10,829	SF	10.27	1.000	5	LAND	1.00	MA	1.00			0			1.000	10.27	111,200
						Total Card Land Units	0.25	AC	Parcel Total Land Area:	0.25												Total Land Value	111,200

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.50	1 1/2 STORIES
Foundation	2	CONC BLOCK
Exterior Wall 1	1	WOOD SHING
Exterior Wall 2	8	BRICK VENR
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	2	PLASTER
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2		
Heat Fuel	1	OIL
Heat Type	1	FORCED H/A
AC Type	01	NONE
Bedrooms	3	
Full Baths	2	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	7	
Bath Style	A	AVERAGE
Half Bath Style		
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	461	
FBM Quality	1	
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues	1	

CONSTRUCTION DETAIL (CONTINUED)

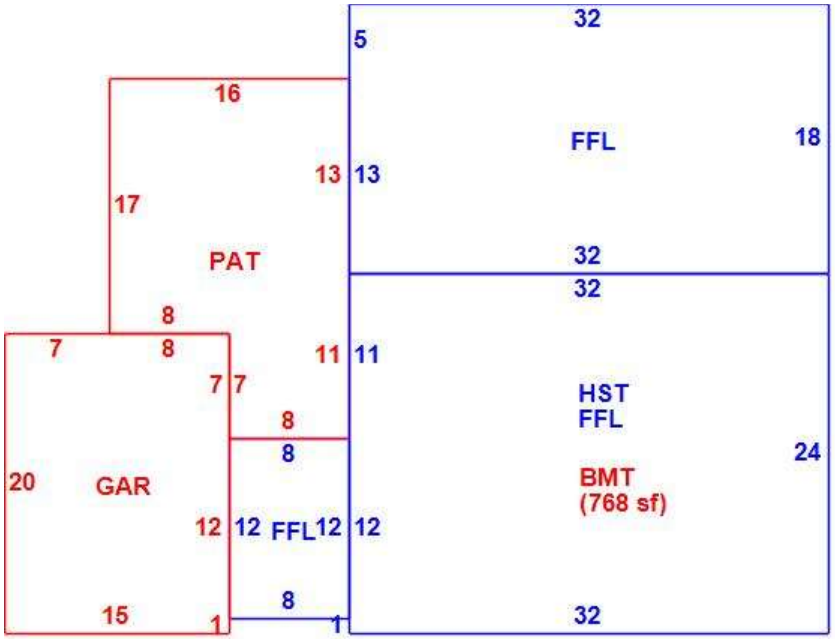
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	149.79
RCN	346,690
Net Other Adj	
Year Built	1950
Effective Year Built	1982
Depreciation Code	AV
Remodel Rating	
Year Remodeled	
Depreciation %	43
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	57
RCNLD	197,600
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	768		32.88	25,256
FFL	1ST FLOOR	1,440	1,440		164.00	236,156
GAR	GARAGE	0	300		65.60	19,680
HST	HALF STORY	384	768		82.00	62,975
PAT	PATIO	0	328		8.00	2,624
	Ttl Gross Liv / Lease Area	1,824	3,604			346,690