Property Location 5 BOULDER ST | Map ID 3/ 54/ 2/ / | Bldg Name | State Use 101
Vision ID 2607 | Account # 2653 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/20/2025 8:23:34 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
FOX DEBRA A				
ARNOLD RUTH A	TOPO WET	EASEMENT	TRAFFIC	CORNER
5 BOULDER ST				
	DRAINAGE		VIEW	COMMUNITY
SPRINGFIELD MA 01108				

1006
EAST LONGMEADOW

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#

GIS ID F_374486_2852535

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	250100	250,100
RES LAND	101	115100	115,100
RESIDNTL.	101	1200	1,200
		Total	366,400	366,400

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
FOX DEBRA A	29520	LC	06-27-2000	U	I	139,900	
DONOVAN MICHAEL P +,	LCO2	0000	10-15-1993	U	I	100,000	1L
HART JAMES K	LC02-	0000	01-30-1989	U	V	45,000	
WARD	LC02	0000	05-11-1988	U	V	100	1B
SHAPIRO	LC-25	0000	08-14-1986	U	V	55,000	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	227,300	2024	101	212,900	2023	101	198,000
	101	115,100		101	115,100		101	104,600
	101	1,200						
	Total	343,600		Total	328,000		Total	302,600

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	NA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	250,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,200
Appraised Land Value (Bldg)	115,100
Special Land Value	0
Total Appraised Parcel Value	366,400
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	366,400

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B-25-628	10-22-2025	14	MIN ALT	9,434		0		1 DOOR
B-23-642	09-12-2023	25	WINDOWS	36,034	03-12-2024	100	12-28-2023	10 WINDOWS
201701506	05-09-2017	9	ALTERATION	4,159	05-22-2018	0	05-22-2018	PATIO DOOR-NVC
201602996	12-20-2016	9	ALTERATION	6,568	03-16-2017	100	03-16-2017	ENTRY DOOR
201302602	08-21-2013	21	SIDING	23,000	04-22-2014	100	04-22-2014	
201200213	01-23-2012	62	SOLAR	34,500				ROOF PANELS IN
23	03-06-2003	25	WINDOWS	5,289				NVC

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
03-12-2024			334	2	MEASURED
05-22-2018			400	15	PERMIT VISIT
03-16-2017			317	15	PERMIT VISIT
04-22-2014			105	15	PERMIT VISIT
05-11-2012			317	15	PERMIT VISIT
04-28-2004			318	14	INSPECTED
04-06-2004			250	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				7,500	SF	14.62	1.050	6	LAND	1.00	NA	1.00			0			1.000	15.35	115,100
						Total Card Land Units	0.17	AC	Parcel Total Land Area:	0.17												Total Land Value	115,100

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	19	RANCH
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.00	1 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
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	3	HARDWOOD
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	2	
Half Baths	0	
Extra Fixtures	1	
Total Rooms	6	
Bath Style	A	AVERAGE
Half Bath Style	N	NONE
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St	N	NONE
FBM Sqft	262	
FBM Quality	1	
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	1	
WS Flues	0	

CONSTRUCTION DETAIL (CONTINUED)

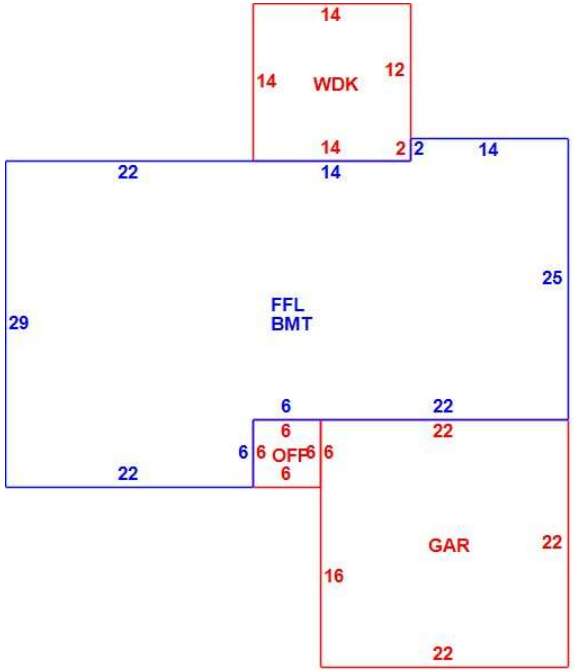
Element	Cd	Description
Central Vac	1	YES
Basement Floor	12	CONCRETE
Bsmt Garage	0	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	157.73
RCN	316,640
Net Other Adj	
Year Built	1988
Effective Year Built	2004
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	21
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	79
RCNLD	250,100
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
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2012	79	1.00			0.00	0
2	GAZEBO			L	100	20.00	2014	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,310		35.01	45,859
FFL	1ST FLOOR	1,310	1,310		175.04	229,297
GAR	GARAGE	0	484		70.16	33,957
OFP	OPEN PORCH	0	36		19.45	700
WDK	WOOD DECK	0	196		34.83	6,826
	Ttl Gross Liv / Lease Area	1,310	3,336			316,640