

Property Location: 21 PIONEER CR  
Vision ID: 5839

Account #5921

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101  
Print Date: 12/29/2014 01:05

|                                                                                                                |  |       |           |                                                                                                 |          |                    |      |                 |                |                                                 |
|----------------------------------------------------------------------------------------------------------------|--|-------|-----------|-------------------------------------------------------------------------------------------------|----------|--------------------|------|-----------------|----------------|-------------------------------------------------|
| CURRENT OWNER                                                                                                  |  | TOPO. | UTILITIES | STRT./ROAD                                                                                      | LOCATION | CURRENT ASSESSMENT |      |                 |                | 1006<br>AST LONGMEADOW, MA<br><br><b>VISION</b> |
| KACOYANNAKIS ROBERT VAN<br><br>21 PIONEER CR<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners:            |  |       | 1 TYPCL   |                                                                                                 |          | Description        | Code | Appraised Value | Assessed Value |                                                 |
|                                                                                                                |  |       |           |                                                                                                 |          | RESIDENTL.         | 101  | 254,900         | 254,900        |                                                 |
|                                                                                                                |  |       |           |                                                                                                 |          | RES LAND           | 101  | 83,500          | 83,500         |                                                 |
| SUPPLEMENTAL DATA                                                                                              |  |       |           |                                                                                                 |          | RESIDENTL.         | 101  | 13,300          | 13,300         |                                                 |
| Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates 4/29/2011<br>In+Ex FY<br>Mailed<br>GIS ID: F_393185_2852322 |  |       |           | Received<br>Prior ID<br>Owner Occ<br>Final Area 2995.25<br>Current Ac. .60682<br><br>ASSOC PID# |          | Total              |      | 351,700         | 351,700        |                                                 |

|                                                |  |                           |                          |        |        |              |      |                                |      |                |        |         |                |         |      |                |
|------------------------------------------------|--|---------------------------|--------------------------|--------|--------|--------------|------|--------------------------------|------|----------------|--------|---------|----------------|---------|------|----------------|
| RECORD OF OWNERSHIP                            |  | BK-VOL/PAGE               | SALE DATE                | q/u    | v/i    | SALE PRICE   | V.C. | PREVIOUS ASSESSMENTS (HISTORY) |      |                |        |         |                |         |      |                |
| KACOYANNAKIS ROBERT VAN<br>KOWALCZYK GERALD E, |  | 16326/ 471<br>04827/ 0094 | 11/04/2006<br>09/07/1979 | U<br>U | I<br>I | 260,000<br>0 |      | Yr.                            | Code | Assessed Value | Yr.    | Code    | Assessed Value | Yr.     | Code | Assessed Value |
|                                                |  |                           |                          |        |        |              |      | 2014                           | B    | 253,300        | 2013   | B       | 246,700        | 2012    | B    | 210,200        |
|                                                |  |                           |                          |        |        |              |      | 2014                           | L    | 86,200         | 2013   | L       | 86,200         | 2012    | L    | 90,000         |
|                                                |  |                           |                          |        |        |              |      | 2014                           | O    | 15,300         | 2013   | O       | 15,500         | 2012    | O    | 15,700         |
|                                                |  |                           |                          |        |        |              |      | Total:                         |      | 354,800        | Total: | 348,400 | Total:         | 315,900 |      |                |

|            |      |             |                   |      |             |        |        |                                                                     |  |  |  |  |  |  |  |  |  |            |
|------------|------|-------------|-------------------|------|-------------|--------|--------|---------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|------------|
| EXEMPTIONS |      |             | OTHER ASSESSMENTS |      |             |        |        | This signature acknowledges a visit by a Data Collector or Assessor |  |  |  |  |  |  |  |  |  |            |
| Year       | Type | Description | Amount            | Code | Description | Number | Amount |                                                                     |  |  |  |  |  |  |  |  |  | Comm. Int. |
|            |      |             |                   |      |             |        |        |                                                                     |  |  |  |  |  |  |  |  |  |            |
| Total:     |      |             |                   |      |             |        |        |                                                                     |  |  |  |  |  |  |  |  |  |            |

|                        |  |           |  |                   |  |         |  |       |  |                         |  |  |  |  |  |  |  |  |  |
|------------------------|--|-----------|--|-------------------|--|---------|--|-------|--|-------------------------|--|--|--|--|--|--|--|--|--|
| ASSESSING NEIGHBORHOOD |  |           |  |                   |  |         |  |       |  | APPRAISED VALUE SUMMARY |  |  |  |  |  |  |  |  |  |
| NBHD/ SUB              |  | NBHD Name |  | Street Index Name |  | Tracing |  | Batch |  |                         |  |  |  |  |  |  |  |  |  |
| 0001/A                 |  |           |  |                   |  | 101     |  | MA    |  |                         |  |  |  |  |  |  |  |  |  |

|                                                                                                         |  |  |  |  |  |  |  |  |  |                                                                                                                                                                                                                                                                                                           |  |  |  |  |  |  |  |  |  |
|---------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| NOTES                                                                                                   |  |  |  |  |  |  |  |  |  | Appraised Bldg. Value (Card) 254,900<br>Appraised XF (B) Value (Bldg) 0<br>Appraised OB (L) Value (Bldg) 13,300<br>Appraised Land Value (Bldg) 83,500<br>Special Land Value 0<br>Total Appraised Parcel Value 351,700<br>Valuation Method: C<br>Adjustment: 0<br>Net Total Appraised Parcel Value 351,700 |  |  |  |  |  |  |  |  |  |
| NC=2/11 SHEETROCK STAGE. EST 65%.                                                                       |  |  |  |  |  |  |  |  |  |                                                                                                                                                                                                                                                                                                           |  |  |  |  |  |  |  |  |  |
| INTERIOR EST. RECK 2012. OCCUPANCY VISIT 4/29/11 COMPLETE INTERIOR INSPECTION. REMOVE NC % AFTER 1/1/12 |  |  |  |  |  |  |  |  |  |                                                                                                                                                                                                                                                                                                           |  |  |  |  |  |  |  |  |  |

|                        |            |      |             |         |            |         |            |                       |            |                       |    |     |     |                |  |  |  |  |  |
|------------------------|------------|------|-------------|---------|------------|---------|------------|-----------------------|------------|-----------------------|----|-----|-----|----------------|--|--|--|--|--|
| 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 |  |  |  |  |  |
| 303                    | 09/28/2010 | 4    | ADDITION    | 180,000 |            | 0       |            | OC 4/29/2011 1600 SF. | 04/29/2011 |                       |    | 400 | 25  | OC VISIT       |  |  |  |  |  |
| 191                    | 07/01/1987 | MN   | Manual Note | 11,000  |            | 0       |            | IG POOL               | 02/11/2011 |                       |    | 317 | 2   | MEASURED       |  |  |  |  |  |
| 225                    | 07/01/1987 | MN   | Manual Note | 4,000   |            | 0       |            | SHED                  | 05/06/2004 |                       |    | 317 | 3   | MEAS+INSPCTD   |  |  |  |  |  |
| 147                    | 01/01/1983 | MN   | Manual Note | 0       |            | 0       |            | GARAGE                | 01/22/2000 |                       |    | 247 | 14  | INSPECTED      |  |  |  |  |  |
| 5                      | 01/01/1982 | MN   | Manual Note | 0       |            | 0       |            | FLUE                  | 12/02/1999 |                       |    | 247 | 2   | MEASURED       |  |  |  |  |  |

|                             |          |                 |      |   |       |       |           |            |           |      |           |           |         |      |            |                 |           |  |      |            |                 |            |
|-----------------------------|----------|-----------------|------|---|-------|-------|-----------|------------|-----------|------|-----------|-----------|---------|------|------------|-----------------|-----------|--|------|------------|-----------------|------------|
| LAND LINE VALUATION SECTION |          |                 |      |   |       |       |           |            |           |      |           |           |         |      |            |                 |           |  |      |            |                 |            |
| B #                         | Use Code | Use Description | Zone | D | Front | Depth | Units     | Unit Price | I. Factor | S.A. | Acre Disc | C. Factor | ST. Idx | Adj. | Notes- Adj | Special Pricing |           |  |      | S Adj Fact | Adj. Unit Price | Land Value |
|                             |          |                 |      |   |       |       |           |            |           |      |           |           |         |      |            | Spec Use        | Spec Calc |  |      |            |                 |            |
| 1                           | 101      | ONE FAM         | RA   |   |       |       | 26,433 SF | 3.16       | 1.0000    | 5    | 1.0000    | 1.00      | MA      | 1.00 |            |                 |           |  | 1.00 | 3.16       | 83,500          |            |

|                        |  |  |      |    |                         |  |  |      |    |                   |  |  |  |  |  |  |  |  |  |        |
|------------------------|--|--|------|----|-------------------------|--|--|------|----|-------------------|--|--|--|--|--|--|--|--|--|--------|
| Total Card Land Units: |  |  | 0.61 | AC | Parcel Total Land Area: |  |  | 0.61 | AC | Total Land Value: |  |  |  |  |  |  |  |  |  | 83,500 |
|------------------------|--|--|------|----|-------------------------|--|--|------|----|-------------------|--|--|--|--|--|--|--|--|--|--------|

| CONSTRUCTION DETAIL |      |     |               | CONSTRUCTION DETAIL (CONTINUED) |             |         |             |
|---------------------|------|-----|---------------|---------------------------------|-------------|---------|-------------|
| Element             | Cd.  | Ch. | Description   | Element                         | Cd.         | Ch.     | Description |
| Style               | 05   |     | CAPE          | #Heat Sys                       | 2           |         |             |
| Model               | 01   |     | RESIDENTIAL   | Central Vac                     | 0           |         | NONE        |
| Grade               | C    |     | AVERAGE       | FBM Sqft                        |             |         |             |
| Stories             | 1.75 |     | 1 3/4 Stories | Int vs Ext                      | S           |         |             |
| Foundation          | 1    |     | CONCRETE      | MIXED USE                       |             |         |             |
| Exterior Wall 1     | 4    |     | VINYL         | Code                            | Description |         | Percentage  |
| Exterior Wall 2     |      |     |               | 101                             | ONE FAM     |         | 100         |
| Roof Structure      | 1    |     | GABLE         | COST/MARKET VALUATION           |             |         |             |
| Roof Cover          | 1    |     | ASPHALT SH    |                                 |             |         |             |
| Interior Wall 1     | 1    |     | DRYWALL       |                                 |             |         |             |
| Interior Wall 2     |      |     |               |                                 |             |         |             |
| Interior Floor 1    | 3    |     | HARDWOOD      | Adj. Base Rate:                 |             | 72.55   |             |
| Interior Floor 2    | 4    |     | CARPET        |                                 |             |         |             |
| Heat Fuel           | 2    |     | GAS           | Replace Cost                    |             | 265,530 |             |
| Heat Type           | 1    |     | FORCED H/A    | AYB                             |             | 1965    |             |
| AC Type             | 03   |     | Full          | EYB                             |             | 2010    |             |
| Bedrooms            | 3    |     |               | Dep Code                        |             | GD      |             |
| Full Baths          | 2    |     |               | Remodel Rating                  |             |         |             |
| Half Baths          | 1    |     |               | Year Remodeled                  |             |         |             |
| Extra Fixtures      | 1    |     |               | Dep %                           |             | 4       |             |
| Total Rooms         | 8    |     |               | Functional ObsInc               |             |         |             |
| Bath Style          | G    |     | GOOD          | External ObsInc                 |             |         |             |
| Kitchen Style       | G    |     | GOOD          | Cost Trend Factor               |             | 1       |             |
| Kitchens            | 1    |     |               | Condition                       |             |         |             |
| Extra Kitchens      | 0    |     |               | % Complete                      |             |         |             |
| Frame               | 1    |     | WOOD          | Overall % Cond                  |             | 96      |             |
| Basement Floor      | 12   |     |               | Apprais Val                     |             | 254,900 |             |
| Bsmt Garage         |      |     |               | Dep % Ovr                       |             | 0       |             |
| Units               | 1    |     |               | Dep Ovr Comment                 |             |         |             |
| WS Flues            |      |     |               | Misc Imp Ovr                    |             | 0       |             |
| FBM Quality         |      |     |               | Misc Imp Ovr Comment            |             |         |             |
| Fireplaces          | 0    |     |               | Cost to Cure Ovr                |             | 0       |             |
|                     |      |     |               | Cost to Cure Ovr Comment        |             |         |             |

| OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B) |             |     |              |     |       |            |      |     |       |     |      |           |
|----------------------------------------------------------------|-------------|-----|--------------|-----|-------|------------|------|-----|-------|-----|------|-----------|
| Code                                                           | Description | Sub | Sub Descript | L/B | Units | Unit Price | Yr   | Gde | Dp Rt | Cnd | %Cnd | Apr Value |
| 11                                                             | POOL I-V    | OB  | Outbuilding  | L   | 512   | 29.00      | 1987 | A   |       | GD  | 70   | 10,400    |
| 22                                                             | WOOD DK     |     |              | L   | 192   | 9.20       | 1987 | G   |       | GD  | 70   | 1,500     |
| 02                                                             | SHED/FR     |     |              | L   | 216   | 7.48       | 1987 | G   |       | GD  | 70   | 1,400     |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |
| BMT                               | BASEMENT    | 0           | 1,746      |           | 14.50     | 25,320          |  |
| FFL                               | 1ST FLOOR   | 1,760       | 1,760      |           | 72.55     | 127,687         |  |
| GAR                               | GARAGE      | 0           | 777        |           | 29.04     | 22,563          |  |
| OFP                               | OPEN PORCH  | 0           | 45         |           | 8.06      | 363             |  |
| TQS                               | 3/4 STORY   | 1,235       | 1,647      |           | 54.40     | 89,598          |  |
| Ttl. Gross Liv/Lease Area:        |             | 2,995       | 5,975      | 3,660     |           | 265,530         |  |

