

Property Location: 48 WOOD AV

Vision ID: 968

Account #995

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/26/2014 10:44

| CURRENT OWNER                                                                                               |  | TOPO. | UTILITIES                                                                                      | STRT./ROAD | LOCATION | CURRENT ASSESSMENT |      |                 |                | <div>1006</div> <div>AST LONGMEADOW, MA</div> <div>VISION</div> |         |
|-------------------------------------------------------------------------------------------------------------|--|-------|------------------------------------------------------------------------------------------------|------------|----------|--------------------|------|-----------------|----------------|-----------------------------------------------------------------|---------|
| MULLEN WILLIAM M<br>MULLEN CHRISTINA R<br>48 WOOD AV<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners: |  |       | 1 TYPCL                                                                                        |            |          | Description        | Code | Appraised Value | Assessed Value |                                                                 |         |
|                                                                                                             |  |       |                                                                                                |            |          | RESIDENTL.         | 101  | 78,800          | 78,800         |                                                                 |         |
|                                                                                                             |  |       |                                                                                                |            |          | RES LAND           | 101  | 62,900          | 62,900         |                                                                 |         |
|                                                                                                             |  |       |                                                                                                |            |          | RESIDENTL.         | 101  | 5,500           | 5,500          |                                                                 |         |
| SUPPLEMENTAL DATA                                                                                           |  |       |                                                                                                |            |          | Total              |      |                 |                | 147,200                                                         | 147,200 |
| Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID: F_374306_2855629        |  |       | Received<br>Prior ID<br>Owner Occ Y<br>Final Area 1196<br>Current Ac. .12856<br><br>ASSOC PID# |            |          |                    |      |                 |                |                                                                 |         |

| RECORD OF OWNERSHIP                                              |  | BK-VOL/PAGE                              | SALE DATE                              | q/u         | v/i         | SALE PRICE             | V.C. | PREVIOUS ASSESSMENTS (HISTORY) |      |                |         |        |                |        |         |                |
|------------------------------------------------------------------|--|------------------------------------------|----------------------------------------|-------------|-------------|------------------------|------|--------------------------------|------|----------------|---------|--------|----------------|--------|---------|----------------|
| MULLEN WILLIAM M<br>MARTIN ROBERT F,<br>SEELY PATRICK L + MARY O |  | 11726/ 108<br>09504/ 0412<br>03094/ 0561 | 06/29/2001<br>05/31/1996<br>02/25/1965 | U<br>U<br>U | I<br>I<br>I | 119,000<br>97,500<br>0 |      | Yr.                            | Code | Assessed Value | Yr.     | Code   | Assessed Value | Yr.    | Code    | Assessed Value |
|                                                                  |  |                                          |                                        |             |             |                        |      | 2014                           | B    | 77,000         | 2013    | B      | 83,200         | 2012   | B       | 86,800         |
|                                                                  |  |                                          |                                        |             |             |                        |      | 2014                           | L    | 59,800         | 2013    | L      | 60,500         | 2012   | L       | 63,800         |
|                                                                  |  |                                          |                                        |             |             |                        |      | 2014                           | O    | 6,900          | 2013    | O      | 6,900          | 2012   | O       | 6,900          |
|                                                                  |  |                                          |                                        |             |             |                        |      | Total:                         |      |                | 143,700 | Total: | 150,600        | Total: | 157,500 |                |

| EXEMPTIONS             |      |             |        | OTHER ASSESSMENTS |             |         |        | <div>This signature acknowledges a visit by a Data Collector or Assessor</div> <div>APPRAISED VALUE SUMMARY</div> <div>Appraised Bldg. Value (Card) 78,800</div> <div>Appraised XF (B) Value (Bldg) 0</div> <div>Appraised OB (L) Value (Bldg) 5,500</div> <div>Appraised Land Value (Bldg) 62,900</div> <div>Special Land Value 0</div> <div>Total Appraised Parcel Value 147,200</div> <div>Valuation Method: C</div> <div>Adjustment: 0</div> <div>Net Total Appraised Parcel Value 147,200</div> |  |  |  |            |
|------------------------|------|-------------|--------|-------------------|-------------|---------|--------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|------------|
| Year                   | Type | Description | Amount | Code              | Description | Number  | Amount |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  | Comm. Int. |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
| Total:                 |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
| ASSESSING NEIGHBORHOOD |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
| NBHD/ SUB              |      | NBHD Name   |        | Street Index Name |             | Tracing |        | Batch                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |  |  |  |            |
| 0001/A                 |      |             |        |                   |             | 101     |        | MF                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |  |  |  |            |
| NOTES                  |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |
|                        |      |             |        |                   |             |         |        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |  |  |  |            |

| 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 |  |
|                        |            |      |             |        |            |         |            |          |  | 04/15/2004            |      |    | 316 | 3   | MEAS+INSPCTD   |  |
|                        |            |      |             |        |            |         |            |          |  | 05/13/1992            |      |    | 131 | 14  | INSPECTED      |  |
|                        |            |      |             |        |            |         |            |          |  | 05/06/1992            |      |    | 107 | 22  | MAILER SENT    |  |
|                        |            |      |             |        |            |         |            |          |  | 06/13/1990            |      |    | 131 | 2   | MEASURED       |  |
|                        |            |      |             |        |            |         |            |          |  | 05/08/1980            |      |    | 500 | 3   | MEAS+INSPCTD   |  |

| 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 |        |
| 1                           | 101      | ONE FAM         | RC   |   |       |       | 5,600                   | SF         | 13.69     | 0.8200 | 3         | 1.0000    | 1.00    | MF   | 1.00       |                   | Spec Use | Spec Calc  | 1.00            | 11.23      | 62,900 |
| Total Card Land Units:      |          |                 | 0.13 |   | AC    |       | Parcel Total Land Area: |            |           | 0.13   |           |           | AC      |      |            | Total Land Value: |          |            | 62,900          |            |        |

| CONSTRUCTION DETAIL |      |     |               | CONSTRUCTION DETAIL (CONTINUED) |             |       |             |
|---------------------|------|-----|---------------|---------------------------------|-------------|-------|-------------|
| Element             | Cd.  | Ch. | Description   | Element                         | Cd.         | Ch.   | Description |
| Style               | 02   |     | BUNGALOW      | #Heat Sys                       | 1           |       |             |
| Model               | 01   |     | RESIDENTIAL   | Central Vac                     | 0           |       | NO          |
| Grade               | C    |     | AVERAGE       | FBM Sqft                        | 360         |       |             |
| Stories             | 1.50 |     | 1 1/2 Stories | Int vs Ext                      | S           |       |             |
| Foundation          | 2    |     | CONC BLOCK    | 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     | 2    |     | PLASTER       |                                 |             |       |             |
| Interior Wall 2     |      |     |               |                                 |             |       |             |
| Interior Floor 1    | 3    |     | HARDWOOD      | Adj. Base Rate:                 |             | 88.87 |             |
| Interior Floor 2    | 4    |     | CARPET        |                                 |             |       |             |
| Heat Fuel           | 2    |     | GAS           |                                 |             |       |             |
| Heat Type           | 1    |     | FORCED H/A    |                                 |             |       |             |
| AC Type             | 01   |     | NONE          |                                 |             |       |             |
| Bedrooms            | 3    |     |               | Replace Cost                    | 119,445     |       |             |
| Full Baths          | 1    |     |               | AYB                             | 1945        |       |             |
| Half Baths          | 0    |     |               | EYB                             | 1980        |       |             |
| Extra Fixtures      | 1    |     |               | Dep Code                        | AG          |       |             |
| Total Rooms         | 6    |     |               | Remodel Rating                  |             |       |             |
| Bath Style          | A    |     | AVERAGE       | Year Remodeled                  |             |       |             |
| Kitchen Style       | A    |     | AVERAGE       | Dep %                           | 34          |       |             |
| Kitchens            | 1    |     |               | Functional Obslnc               |             |       |             |
| Extra Kitchens      | 0    |     |               | External Obslnc                 |             |       |             |
| Frame               | 1    |     | WOOD          | Cost Trend Factor               | 1           |       |             |
| Basement Floor      | 12   |     |               | Condition                       |             |       |             |
| Bsmt Garage         |      |     |               | % Complete                      |             |       |             |
| Units               | 1    |     |               | Overall % Cond                  | 66          |       |             |
| WS Flues            |      |     |               | Apprais Val                     | 78,800      |       |             |
| FBM Quality         | 1    |     |               | Dep % Ovr                       | 0           |       |             |
| Fireplaces          | 0    |     |               | Dep Ovr Comment                 |             |       |             |
|                     |      |     |               | Misc Imp Ovr                    | 0           |       |             |
|                     |      |     |               | Misc Imp Ovr Comment            |             |       |             |
|                     |      |     |               | Cost to Cure Ovr                | 0           |       |             |
|                     |      |     |               | Cost to Cure Ovr Comment        |             |       |             |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |  |  |  |  |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|--|--|--|--|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |  |  |  |  |  |
| BMT                               | BASEMENT    | 0           | 720        |           | 17.77     | 12,798          |  |  |  |  |  |  |
| FFL                               | 1ST FLOOR   | 836         | 836        |           | 88.87     | 74,298          |  |  |  |  |  |  |
| HST                               | HALF STORY  | 360         | 720        |           | 44.44     | 31,994          |  |  |  |  |  |  |
| OPF                               | OPEN PORCH  | 0           | 40         |           | 8.89      | 355             |  |  |  |  |  |  |

|                            |  |       |       |       |         |  |
|----------------------------|--|-------|-------|-------|---------|--|
| Ttl. Gross Liv/Lease Area: |  | 1,196 | 2,316 | 1,344 | 119,445 |  |
|----------------------------|--|-------|-------|-------|---------|--|

