

Property Location: 74 LEE ST  
Vision ID: 6973

Account #6972

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101  
Print Date: 12/02/2015 10:24

| CURRENT OWNER                                                                                    |          |                 |      |      |             | TOPO.             |        | UTILITIES  |             | STRT./ROAD              |            | LOCATION   |           | CURRENT ASSESSMENT                                                                                                                                                                                                                                                                                   |                                |                      |                 |                                        |      |                                                                     |                | 1006<br>AST LONGMEADOW, MA<br><br><b>VISION</b> |               |                                   |                |  |  |        |  |  |
|--------------------------------------------------------------------------------------------------|----------|-----------------|------|------|-------------|-------------------|--------|------------|-------------|-------------------------|------------|------------|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|----------------------|-----------------|----------------------------------------|------|---------------------------------------------------------------------|----------------|-------------------------------------------------|---------------|-----------------------------------|----------------|--|--|--------|--|--|
| BEDROCK FINANCIAL LLC TR<br><br>PO BOX 79<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners: |          |                 |      |      |             |                   |        |            |             |                         |            |            |           | Description                                                                                                                                                                                                                                                                                          |                                | Code                 |                 | Appraised Value                        |      | Assessed Value                                                      |                |                                                 |               |                                   |                |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             |                   |        |            |             |                         |            |            |           | RESIDENTL.                                                                                                                                                                                                                                                                                           |                                | 101                  |                 | 288,700                                |      | 288,700                                                             |                |                                                 |               |                                   |                |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             |                   |        |            |             |                         |            |            |           | RES LAND                                                                                                                                                                                                                                                                                             |                                | 101                  |                 | 89,400                                 |      | 89,400                                                              |                |                                                 |               |                                   |                |  |  |        |  |  |
| SUPPLEMENTAL DATA                                                                                |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| Other ID: 6972                                                                                   |          |                 |      |      |             | Received Prior ID |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| SP Permit                                                                                        |          |                 |      |      |             | Owner Occ         |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| Chapter Land                                                                                     |          |                 |      |      |             | Final Area        |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| OC Dates 6/19/2015                                                                               |          |                 |      |      |             | Current Ac.       |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| In+Ex FY                                                                                         |          |                 |      |      |             | ASSOC PID#        |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| Mailed                                                                                           |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| GIS ID: F_386639_2844513                                                                         |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| RECORD OF OWNERSHIP                                                                              |          |                 |      |      |             | BK-VOL/PAGE       |        | SALE DATE  |             | q/u                     | v/i        | SALE PRICE |           | V.C.                                                                                                                                                                                                                                                                                                 | PREVIOUS ASSESSMENTS (HISTORY) |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| PERL BRIAN M + JOANNA<br>BEDROCK FINANCIAL LLC TR<br>GOLDSTEIN MARIE L EST OF                    |          |                 |      |      |             | 20764/ 320        |        | 06/26/2015 |             | Q                       | I          | 395,000    |           | 00                                                                                                                                                                                                                                                                                                   | Yr.                            | Code                 | Assessed Value  |                                        | Yr.  | Code                                                                | Assessed Value |                                                 | Yr.           | Code                              | Assessed Value |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             | 20222/ 289        |        | 03/19/2014 |             | U                       | V          | 270,000    |           | 1V                                                                                                                                                                                                                                                                                                   | 2015                           | 130                  | 89,400          |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             | 11432/ 182        |        | 12/04/2000 |             | U                       | I          | 1          |           | 1A                                                                                                                                                                                                                                                                                                   |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| Total:                                                                                           |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                | 89,400               |                 | Total:                                 |      |                                                                     |                | Total:                                          |               |                                   |                |  |  |        |  |  |
| 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 Bldg. Value (Card) 288,700<br>Appraised XF (B) Value (Bldg) 0<br>Appraised OB (L) Value (Bldg) 0<br>Appraised Land Value (Bldg) 89,400<br>Special Land Value 0<br>Total Appraised Parcel Value 378,100<br>Valuation Method: C<br>Adjustment: 0<br>Net Total Appraised Parcel Value 378,100 |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| NBHD/ SUB                                                                                        |          | NBHD Name       |      |      |             | Street Index Name |        |            |             | Tracing                 |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                | Batch                                           |               |                                   |                |  |  |        |  |  |
| 0001/A                                                                                           |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
|                                                                                                  |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| NOTES                                                                                            |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| FY16 PLAN 1121<br>BK PG 369-74 - NEW LOT 2<br>25620 SF FROM PARCEL 54-6-0                        |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| 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                    |                |  |  |        |  |  |
| 201401700                                                                                        |          | 05/05/2014      |      | 2    | DWELLING    |                   |        |            | 158,000     |                         | 05/08/2015 |            | 100       |                                                                                                                                                                                                                                                                                                      |                                | OC 6/19/2015 2986 SF |                 | 06/24/2015<br>06/19/2015<br>05/08/2015 |      | 01                                                                  |                | 317<br>400<br>317                               | 14<br>25<br>2 | INSPECTED<br>OC VISIT<br>MEASURED |                |  |  |        |  |  |
| LAND LINE VALUATION SECTION                                                                      |          |                 |      |      |             |                   |        |            |             |                         |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 |                                        |      |                                                                     |                |                                                 |               |                                   |                |  |  |        |  |  |
| B #                                                                                              | Use Code | Use Description | Zone | D    | Front       | Depth             | Units  | SF         | 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   |      |             |                   | 25,620 |            | 3.25        | 1.1900                  | 7          | 1.0000     | 1.00      | MG                                                                                                                                                                                                                                                                                                   | 1.00                           |                      |                 |                                        | TRF2 | 190                                                                 | .90            |                                                 | 3.49          | 89,400                            |                |  |  |        |  |  |
| Total Card Land Units:                                                                           |          |                 |      |      |             |                   |        | 0.59       | AC          | Parcel Total Land Area: |            |            |           |                                                                                                                                                                                                                                                                                                      |                                |                      |                 | 0.59                                   | AC   | Total Land Value:                                                   |                |                                                 |               |                                   |                |  |  | 89,400 |  |  |

| CONSTRUCTION DETAIL |      |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |     |             |
|---------------------|------|-----|-------------|---------------------------------|-------------|-----|-------------|
| Element             | Cd.  | Ch. | Description | Element                         | Cd.         | Ch. | Description |
| Style               | 06   |     | COLONIAL    | #Heat Sys                       | 1           |     |             |
| Model               | 01   |     | RESIDENTIAL | Central Vac                     |             |     |             |
| Grade               | B-   |     | GOOD (-)    | FBM Sqft                        | 880         |     |             |
| Stories             | 2.00 |     | 2 STORY     | Int vs Ext                      | S           |     | SAME        |
| Foundation          | 1    |     | CONCRETE    | MIXED USE                       |             |     |             |
| Exterior Wall 1     | 4    |     | VINYL       | Code                            | Description |     | Percentage  |
| Exterior Wall 2     |      |     |             | 101                             | ONE FAM     |     | 100         |
| Roof Structure      | 1    |     | GABLE       |                                 |             |     |             |
| Roof Cover          | 1    |     | ASPHALT SH  |                                 |             |     |             |
| Interior Wall 1     | 1    |     | DRYWALL     |                                 |             |     |             |
| Interior Wall 2     |      |     |             | COST/MARKET VALUATION           |             |     |             |
| Interior Floor 1    | 3    |     | HARDWOOD    | Adj. Base Rate:                 |             |     | 94.73       |
| Interior Floor 2    | 4    |     | CARPET      |                                 |             |     |             |
| Heat Fuel           | 2    |     | GAS         |                                 |             |     |             |
| Heat Type           | 1    |     | FORCED H/A  | Replace Cost                    |             |     | 288,726     |
| AC Type             | 03   |     | FULL        | AYB                             |             |     | 2014        |
| Bedrooms            | 4    |     |             | EYB                             |             |     | 2014        |
| Full Baths          | 2    |     |             | Dep Code                        |             |     | GD          |
| Half Baths          | 1    |     |             | Remodel Rating                  |             |     |             |
| Extra Fixtures      | 3    |     |             | Year Remodeled                  |             |     |             |
| Total Rooms         | 7    |     |             | Dep %                           |             |     | 0           |
| Bath Style          | G    |     | GOOD        | Functional ObsInc               |             |     |             |
| Kitchen Style       | G    |     | GOOD        | External ObsInc                 |             |     |             |
| Kitchens            | 1    |     |             | Cost Trend Factor               |             |     | 1           |
| Extra Kitchens      |      |     |             | Condition                       |             |     |             |
| Frame               | 1    |     | WOOD        | % Complete                      |             |     |             |
| Basement Floor      | 12   |     | CONCRETE    | Overall % Cond                  |             |     | 100         |
| Bsmt Garage         |      |     |             | Apprais Val                     |             |     | 288,700     |
| Units               | 1    |     |             | Dep % Ovr                       |             |     | 0           |
| WS Flues            |      |     |             | Dep Ovr Comment                 |             |     |             |
| FBM Quality         | 3    |     |             | Misc Imp Ovr                    |             |     | 0           |
| Fireplaces          | 1    |     |             | Misc Imp Ovr Comment            |             |     |             |
|                     |      |     |             | Cost to Cure Ovr                |             |     | 0           |
|                     |      |     |             | Cost to Cure Ovr Comment        |             |     |             |

[illegible]

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |
| BMT                               | BASEMENT    | 0           | 1,153      |           | 18.98     | 21,882          |
| FFL                               | 1ST FLOOR   | 1,175       | 1,175      |           | 94.73     | 111,304         |
| GAR                               | GARAGE      | 0           | 528        |           | 37.85     | 19,987          |
| OPF                               | OPEN PORCH  | 0           | 65         |           | 10.20     | 663             |
| PAT                               | PATIO       | 0           | 255        |           | 4.83      | 1,231           |
| SFL                               | 2ND FLOOR   | 1,411       | 1,411      |           | 94.73     | 133,654         |

|                                   |  |       |       |       |  |         |
|-----------------------------------|--|-------|-------|-------|--|---------|
|                                   |  |       |       |       |  |         |
| <b>Ttl. Gross Liv/Lease Area:</b> |  | 2,586 | 4,587 | 3,048 |  | 288,720 |

