

Property Location: 19 ORPHEUM AV

MAP ID:1B/ 35/ 777/ /

Bldg Name:

State Use:101

Vision ID: 1089

Account #1119

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/01/2016 10:05

| CURRENT OWNER                                                                                                |  | TOPO. | UTILITIES                                                               | STRT./ROAD | LOCATION | CURRENT ASSESSMENT |      |                 |                | 1006<br>AST LONGMEADOW, MA<br><br><b>VISION</b> |         |
|--------------------------------------------------------------------------------------------------------------|--|-------|-------------------------------------------------------------------------|------------|----------|--------------------|------|-----------------|----------------|-------------------------------------------------|---------|
| SADOWSKI DAN D<br>SADOWSKI NICOLE A<br>19 ORPHEUM AVE<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners: |  | 1     | TYPCL                                                                   |            |          | Description        | Code | Appraised Value | Assessed Value |                                                 |         |
|                                                                                                              |  |       |                                                                         |            |          | RESIDENTL.         | 101  | 91,300          | 91,300         |                                                 |         |
|                                                                                                              |  |       |                                                                         |            |          | RES LAND           | 101  | 58,300          | 58,300         |                                                 |         |
|                                                                                                              |  |       |                                                                         |            |          | RESIDENTL.         | 101  | 2,900           | 2,900          |                                                 |         |
| SUPPLEMENTAL DATA                                                                                            |  |       |                                                                         |            |          | Total              |      |                 |                | 152,500                                         | 152,500 |
| Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID: F_376463_2856649         |  |       | Received<br>Field 7<br>Field 8<br>Field 9<br>Field 10<br><br>ASSOC PID# |            |          |                    |      |                 |                |                                                 |         |

| RECORD OF OWNERSHIP                                                                                                  |  | BK-VOL/PAGE | SALE DATE  | q/u | v/i | SALE PRICE | V.C. | PREVIOUS ASSESSMENTS (HISTORY) |      |                |        |         |                |         |      |                |
|----------------------------------------------------------------------------------------------------------------------|--|-------------|------------|-----|-----|------------|------|--------------------------------|------|----------------|--------|---------|----------------|---------|------|----------------|
| SADOWSKI DAN D<br>KORTEKAMP CONSTRUCTION LLC,<br>US BANK NATIONAL ASSOCIATION ,<br>HANKE,DANIEL C<br>DONAHUE,RALPH A |  | 19633/ 557  | 01/10/2013 | Q   | I   | 153,000    | 00   | Yr.                            | Code | Assessed Value | Yr.    | Code    | Assessed Value | Yr.     | Code | Assessed Value |
|                                                                                                                      |  | 18288/ 14   | 05/07/2010 | U   | I   | 80,150     | S    | 2016                           | 101  | 90,300         | 2015   | 101     | 90,300         | 2014    | B    | 84,300         |
|                                                                                                                      |  | 18258/ 541  | 04/16/2010 | U   | I   | 84,150     | L    | 2016                           | 101  | 62,900         | 2015   | 101     | 62,900         | 2014    | L    | 62,100         |
|                                                                                                                      |  | 15660/ 375  | 01/26/2006 | U   | I   | 144,900    |      | 2016                           | 101  | 2,900          | 2015   | 101     | 2,900          | 2014    | O    | 3,900          |
|                                                                                                                      |  | 04662/ 0349 | 09/22/1978 | U   | I   | 0          |      | Total:                         |      | 156,100        | Total: | 156,100 | Total:         | 150,300 |      |                |

| 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 |           |                   |         |       |
|------------------------|-----------|-------------------|---------|-------|
| NBHD/ SUB              | NBHD Name | Street Index Name | Tracing | Batch |
| 0001/A                 |           |                   | 101     | MF    |

| NOTES                                                                         |  |
|-------------------------------------------------------------------------------|--|
| 2012 VACANT, TOTAL REHAB IN PROGRESS.<br>5/10/2013 LEFT NOTICE FOR INSPECTION |  |

| 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                                                              |
| 141                    | 05/17/2010 | 7    | REMODEL     | 40,000                |            | 0       |            | NEW KITCHEN, BATH, | 05/10/2013<br>06/22/2012<br>03/28/2012<br>03/02/2012<br>11/18/2010 |      |    | 105<br>317<br>250<br>317<br>311 | 15<br>15<br>22<br>15<br>15 | PERMIT VISIT<br>PERMIT VISIT<br>MAILER SENT<br>PERMIT VISIT<br>PERMIT VISIT |

| 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         | RB   |   |       |       | 5,850 | SF         | 13.12     | 0.7600 | 3         | 1.0000    | 1.00    | MF   | 1.00       |                 | Spec Use | Spec Calc  | 1.00            | 9.97       | 58,300 |

|                        |  |  |      |    |                         |  |  |      |    |                   |  |  |  |  |  |  |  |  |  |        |
|------------------------|--|--|------|----|-------------------------|--|--|------|----|-------------------|--|--|--|--|--|--|--|--|--|--------|
| Total Card Land Units: |  |  | 0.13 | AC | Parcel Total Land Area: |  |  | 0.13 | AC | Total Land Value: |  |  |  |  |  |  |  |  |  | 58,300 |
|------------------------|--|--|------|----|-------------------------|--|--|------|----|-------------------|--|--|--|--|--|--|--|--|--|--------|

| 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                        | 738 |     |             |
| Stories             | 1.50 |     | 1 1/2 Stories | Int vs Ext                      | S   |     |             |

| MIXED USE |             |            |  |
|-----------|-------------|------------|--|
| Code      | Description | Percentage |  |
| 101       | ONE FAM     | 100        |  |

| COST/MARKET VALUATION    |  |  |         |
|--------------------------|--|--|---------|
| Adj. Base Rate:          |  |  | 100.43  |
| Replace Cost             |  |  | 149,648 |
| AYB                      |  |  | 1940    |
| EYB                      |  |  | 1975    |
| Dep Code                 |  |  | AV      |
| Remodel Rating           |  |  |         |
| Year Remodeled           |  |  |         |
| Dep %                    |  |  | 39      |
| Functional Obslnc        |  |  |         |
| External Obslnc          |  |  |         |
| Cost Trend Factor        |  |  | 1       |
| Condition                |  |  |         |
| % Complete               |  |  |         |
| Overall % Cond           |  |  | 61      |
| Apprais Val              |  |  | 91,300  |
| Dep % Ovr                |  |  | 0       |
| Dep Ovr Comment          |  |  |         |
| Misc Imp Ovr             |  |  | 0       |
| Misc Imp Ovr Comment     |  |  |         |
| 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 |
| 03                                                             | GARAGE      | OB  | Outbuilding  | L   | 228   | 28.18      | 1940 | F   |       | FR  | 50   | 2,900     |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |
| BMT                               | BASEMENT    | 0           | 738        |           | 20.14     | 14,864          |
| EFP                               | ENCL PORCH  | 0           | 132        |           | 30.43     | 4,017           |
| FFL                               | 1ST FLOOR   | 868         | 868        |           | 100.43    | 87,177          |
| HST                               | HALF STORY  | 434         | 868        |           | 50.22     | 43,589          |
| Ttl. Gross Liv/Lease Area:        |             | 1,302       | 2,606      | 1,490     |           | 149,648         |

