

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT																									
HOWELL JUSTIN PRECHTL KATHERINE 475 SOMERS ROAD EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value																			
																				RESIDNTL.		101		180,700		180,700																			
																				RES LAND		101		111,900		111,900																			
																				RESIDNTL.		101		15,500		15,500																			
SUPPLEMENTAL DATA																VISION																													
Other ID: SP Permit HO Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_388974_2844450								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																																					
Total																								308,100		308,100																			
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																									
HOWELL JUSTIN CARTER,FLORENCE M				16086/ 234 01874/ 0256				07/25/2006 06/19/1947				U U		I I		230,000 0		A		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value									
																				2016		101		165,200		2015		101		107,300		2014		B		104,700									
																				2016		101		108,700		2015		101		108,700		2014		L		111,500									
																				2016		101		15,500		2015		101		15,500		2014		O		19,500									
																				Total:				289,400		Total:				231,500		Total:				235,700									
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												MG																					
NOTES																Net Total Appraised Parcel Value 308,100																													
NC=ADDITION HAS 1 FULL BATH COMPLETE, 2ND PLUMBED ONLY. NO TRIM OR FLOORING. 1ST FL BD RM REMOVED. RECK 6/17 NO EXT CHANGE LEFT NOTICE 4/2016 EST SOME ADDITIONAL WORK INTERIOR.																																													
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															
201401770		06/03/2014		4		ADDITION				25,000		04/15/2016		70				2ND FL DORMER W/BAT		04/15/2016 05/22/2015 01/30/2009 03/13/2008 03/23/2007						317 317 317 350 311		15 14 15 15 3		PERMIT VISIT INSPECTED PERMIT VISIT PERMIT VISIT 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				RA								40,000		2.20		1.2300		7		1.0000		1.00		MG		1.00				Spec Use		Spec Calc		.90		2.44		97,600			
1		101		ONE FAM				RA								2.04		7,000.00		1.0000		0		1.0000		1.00		MG		1.00						1.00		7,000.00		14,300					
Total Card Land Units:																2.96		AC		Parcel Total Land Area:										2.96		AC		Total Land Value:										111,900	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	3		MASONRY	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	1		DRYWALL				
Interior Floor 1	1		PLYWOOD	Adj. Base Rate:		85.49	
Interior Floor 2							
Heat Fuel	1		OIL	Replace Cost		225,862	
Heat Type	3		FORCED H/W	AYB		1840	
AC Type	01		NONE	EYB		2000	
Bedrooms	6			Dep Code		GD	
Full Baths	3			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		14	
Total Rooms	10			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition		NC	
Extra Kitchens	0			% Complete		80	
Frame	1		WOOD	Overall % Cond		80	
Basement Floor	12		CONCRETE	Apprais Val		180,700	
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			

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	600		17.10	10,259	
CFL	CATHEDRAL CE	200	200		88.05	17,611	
FFL	1ST FLOOR	1,269	1,269		85.49	108,486	
OFP	OPEN PORCH	0	180		8.55	1,539	
SFL	2ND FLOOR	289	289		85.49	24,706	
TQS	3/4 STORY	735	980		64.12	62,834	
WDK	WOOD DECK	0	35		12.21	427	
Ttl. Gross Liv/Lease Area:		2,493	3,553	2,642		225,862	

