

Property Location: 17 WELLINGTON DR  
Vision ID: 5962

Account #6044

MAP ID:89/ 45/ 25A/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/07/2016 08:38

|                                                                                                      |  |       |  |           |  |                                                                         |  |          |  |                    |  |      |  |                                                                 |  |  |  |                 |  |                |  |
|------------------------------------------------------------------------------------------------------|--|-------|--|-----------|--|-------------------------------------------------------------------------|--|----------|--|--------------------|--|------|--|-----------------------------------------------------------------|--|--|--|-----------------|--|----------------|--|
| CURRENT OWNER                                                                                        |  | TOPO. |  | UTILITIES |  | STRT./ROAD                                                              |  | LOCATION |  | CURRENT ASSESSMENT |  |      |  | <div>1006</div> <div>AST LONGMEADOW, MA</div> <div>VISION</div> |  |  |  |                 |  |                |  |
| FUSARO MARY R<br><br>17 WELLINGTON DR<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners:         |  |       |  |           |  |                                                                         |  |          |  | Description        |  | Code |  |                                                                 |  |  |  | Appraised Value |  | Assessed Value |  |
|                                                                                                      |  |       |  |           |  |                                                                         |  |          |  | RESIDENTL.         |  | 101  |  |                                                                 |  |  |  | 389,400         |  | 389,400        |  |
|                                                                                                      |  |       |  |           |  |                                                                         |  |          |  | RES LAND           |  | 101  |  |                                                                 |  |  |  | 138,100         |  | 138,100        |  |
|                                                                                                      |  |       |  |           |  |                                                                         |  |          |  | RESIDENTL.         |  | 101  |  |                                                                 |  |  |  | 3,100           |  | 3,100          |  |
| SUPPLEMENTAL DATA                                                                                    |  |       |  |           |  |                                                                         |  |          |  |                    |  |      |  |                                                                 |  |  |  |                 |  |                |  |
| Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID: F_393364_2849042 |  |       |  |           |  | Received<br>Field 7<br>Field 8<br>Field 9<br>Field 10<br><br>ASSOC PID# |  |          |  |                    |  |      |  |                                                                 |  |  |  |                 |  |                |  |
|                                                                                                      |  |       |  |           |  |                                                                         |  |          |  | Total              |  |      |  | 530,600                                                         |  |  |  | 530,600         |  |                |  |

|                                                                                                   |  |  |  |                                                                                      |  |                                                                                  |  |     |     |                                               |  |                   |                                |      |                |  |        |      |                |  |        |      |                |  |
|---------------------------------------------------------------------------------------------------|--|--|--|--------------------------------------------------------------------------------------|--|----------------------------------------------------------------------------------|--|-----|-----|-----------------------------------------------|--|-------------------|--------------------------------|------|----------------|--|--------|------|----------------|--|--------|------|----------------|--|
| RECORD OF OWNERSHIP                                                                               |  |  |  | BK-VOL/PAGE                                                                          |  | SALE DATE                                                                        |  | q/u | v/i | SALE PRICE                                    |  | V.C.              | PREVIOUS ASSESSMENTS (HISTORY) |      |                |  |        |      |                |  |        |      |                |  |
| LOZO JARED<br>FUSARO MARY R<br>KOSOSKI LAWRENCE D +<br>P W B + T INC<br>PECK ARNOLD<br>CJBUILDERS |  |  |  | 21349/ 430<br>09800/ 0102<br>07856/ 0430<br>07595/ 0064<br>06792/ 0223<br>06298/ 122 |  | 09/09/2016<br>03/20/1997<br>11/15/1991<br>11/28/1990<br>03/31/1988<br>11/21/1986 |  | Q   | I   | 515,000<br>1<br>77,000<br>1<br>2,890,000<br>1 |  | 00<br>H<br>L<br>G | Yr.                            | Code | Assessed Value |  | Yr.    | Code | Assessed Value |  | Yr.    | Code | Assessed Value |  |
|                                                                                                   |  |  |  |                                                                                      |  |                                                                                  |  |     |     |                                               |  |                   | 2016                           | 101  | 385,100        |  | 2015   | 101  | 385,100        |  | 2014   | B    | 385,800        |  |
|                                                                                                   |  |  |  |                                                                                      |  |                                                                                  |  |     |     |                                               |  |                   | 2016                           | 101  | 134,000        |  | 2015   | 101  | 134,000        |  | 2014   | L    | 141,000        |  |
|                                                                                                   |  |  |  |                                                                                      |  |                                                                                  |  |     |     |                                               |  |                   | 2016                           | 101  | 3,100          |  | 2015   | 101  | 3,100          |  | 2014   | O    | 3,700          |  |
|                                                                                                   |  |  |  |                                                                                      |  |                                                                                  |  |     |     |                                               |  |                   | Total:                         |      | 522,200        |  | Total: |      | 522,200        |  | Total: |      | 530,500        |  |

|                        |      |             |  |                   |                   |             |  |         |        |            |       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |  |  |  |  |  |  |  |  |  |
|------------------------|------|-------------|--|-------------------|-------------------|-------------|--|---------|--------|------------|-------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| 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)<br/>Appraised XF (B) Value (Bldg)<br/>Appraised OB (L) Value (Bldg)<br/>Appraised Land Value (Bldg)<br/>Special Land Value<br/><br/>Total Appraised Parcel Value<br/>Valuation Method:<br/><br/>Adjustment:<br/><br/>Net Total Appraised Parcel Value</div> <div>389,400<br/>0<br/>3,100<br/>138,100<br/>0<br/><br/>530,600<br/>C<br/>0<br/><br/>530,600</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     |        |            | NV    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |  |  |  |  |  |  |  |  |  |

|                                                           |  |  |  |  |  |  |  |  |  |  |  |
|-----------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| NOTES                                                     |  |  |  |  |  |  |  |  |  |  |  |
| SUB DIV #575 +717 19900 SALE INCLS<br>OTHER LOTSRECK 1/93 |  |  |  |  |  |  |  |  |  |  |  |

|                        |  |            |  |      |             |  |  |         |  |            |         |                       |  |            |  |            |  |      |    |     |     |                |  |
|------------------------|--|------------|--|------|-------------|--|--|---------|--|------------|---------|-----------------------|--|------------|--|------------|--|------|----|-----|-----|----------------|--|
| 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 |  |
| 12                     |  | 01/01/1992 |  | MN   | Manual Note |  |  | 100,000 |  |            | 0       |                       |  | DWELLING   |  | 01/27/2012 |  |      |    | 317 | 16  | FIELDREV CHG   |  |
| 257                    |  | 12/01/1991 |  | MN   | Manual Note |  |  | 5,000   |  |            | 0       |                       |  | FOUNDATION |  | 07/12/2005 |  |      |    | 274 | 2   | MEASURED       |  |
|                        |  |            |  |      |             |  |  |         |  |            |         |                       |  |            |  | 01/03/2000 |  |      |    | 250 | 22  | MAILER SENT    |  |
|                        |  |            |  |      |             |  |  |         |  |            |         |                       |  |            |  | 11/30/1999 |  |      |    | 247 | 2   | MEASURED       |  |
|                        |  |            |  |      |             |  |  |         |  |            |         |                       |  |            |  | 02/09/1993 |  |      |    | 131 | 15  | 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         |  | RA   |   |       |       | 37,312 SF | 2.33       | 1.5900    | 9    | 1.0000                  | 1.00      | NV      | 1.00 |            |         |                   |  | 1.00       | 3.70            | 138,100    |  |  |         |
| Total Card Land Units:      |          |                 |  |      |   |       |       |           |            | 0.86      | AC   | Parcel Total Land Area: |           |         |      |            | 0.86 AC | Total Land Value: |  |            |                 |            |  |  | 138,100 |

| CONSTRUCTION DETAIL |     |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |     |             |
|---------------------|-----|-----|-------------|---------------------------------|-------------|-----|-------------|
| Element             | Cd. | Ch. | Description | Element                         | Cd.         | Ch. | Description |
| Style               | 06  |     | COLONIAL    | #Heat Sys                       | 1           |     |             |
| Model               | 01  |     | RESIDENTIAL | Central Vac                     | 1           |     | YES         |
| Grade               | B+  |     | GOOD (+)    | FBM Sqft                        | 874         |     |             |
| Stories             | 2.5 |     |             | 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       | COST/MARKET VALUATION           |             |     |             |
| Roof Cover          | 1   |     | ASPHALT SH  |                                 |             |     |             |
| Interior Wall 1     | 1   |     | DRYWALL     |                                 |             |     |             |
| Interior Wall 2     |     |     |             |                                 |             |     |             |
| Interior Floor 1    | 4   |     | CARPET      |                                 |             |     |             |
| Interior Floor 2    | 3   |     | HARDWOOD    |                                 |             |     |             |
| Heat Fuel           | 2   |     | GAS         |                                 |             |     |             |
| Heat Type           | 1   |     | FORCED H/A  |                                 |             |     |             |
| AC Type             | 03  |     | FULL        |                                 |             |     |             |
| Bedrooms            | 5   |     |             |                                 |             |     |             |
| Full Baths          | 3   |     |             |                                 |             |     |             |
| Half Baths          | 1   |     |             |                                 |             |     |             |
| Extra Fixtures      | 3   |     |             |                                 |             |     |             |
| Total Rooms         | 9   |     |             |                                 |             |     |             |
| Bath Style          | G   |     | GOOD        |                                 |             |     |             |
| Kitchen Style       | G   |     | GOOD        |                                 |             |     |             |
| Kitchens            | 1   |     |             |                                 |             |     |             |
| Extra Kitchens      | 0   |     |             |                                 |             |     |             |
| Frame               | 1   |     | WOOD        |                                 |             |     |             |
| Basement Floor      |     |     |             |                                 |             |     |             |
| Bsmt Garage         |     |     |             |                                 |             |     |             |
| Units               | 1   |     |             |                                 |             |     |             |
| WS Flues            |     |     |             |                                 |             |     |             |
| FBM Quality         | 1   |     |             |                                 |             |     |             |
| Fireplaces          | 1   |     |             |                                 |             |     |             |

| Code | Description | Sub | Sub Descript | L/B | Units | Unit Price | Yr   | Gde | Dp Rt | Cnd | %Cnd | Apr Value |
|------|-------------|-----|--------------|-----|-------|------------|------|-----|-------|-----|------|-----------|
| 22   | WOOD DK     |     |              | L   | 480   | 9.20       | 2002 | A   |       | GD  | 70   | 3,100     |

| BUILDING SUB-AREA SUMMARY SECTION |              |             |            |           |           |                 |  |  |  |  |  |  |
|-----------------------------------|--------------|-------------|------------|-----------|-----------|-----------------|--|--|--|--|--|--|
| Code                              | Description  | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |  |  |  |  |  |
| BMT                               | BASEMENT     | 0           | 1,748      |           | 18.26     | 31,911          |  |  |  |  |  |  |
| CFL                               | CATHEDRAL CE | 80          | 80         |           | 93.45     | 7,476           |  |  |  |  |  |  |
| FFL                               | 1ST FLOOR    | 1,748       | 1,748      |           | 91.17     | 159,371         |  |  |  |  |  |  |
| GAR                               | GARAGE       | 0           | 816        |           | 36.42     | 29,722          |  |  |  |  |  |  |
| HST                               | HALF STORY   | 408         | 816        |           | 45.59     | 37,199          |  |  |  |  |  |  |
| SFL                               | 2ND FLOOR    | 1,276       | 1,276      |           | 91.17     | 116,337         |  |  |  |  |  |  |
| TQS                               | 3/4 STORY    | 354         | 472        |           | 68.38     | 32,275          |  |  |  |  |  |  |
| UAT                               | UNFIN ATTC   | 0           | 1,276      |           | 18.22     | 23,249          |  |  |  |  |  |  |
| WDK                               | WOOD DECK    | 0           | 385        |           | 12.79     | 4,923           |  |  |  |  |  |  |
| Ttl. Gross Liv/Lease Area:        |              | 3,866       | 8,617      | 4,853     |           | 442,464         |  |  |  |  |  |  |

