

Property Location: 105 VINELAND AV

Account #3269

MAP ID: 3A/ 17/ 535/ /

Bldg Name:

State Use: 101

Vision ID: 3218

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/15/2017 16:02

|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
|-----------------------------------------------------------------------------|----------|-----------------|--|------------------------------------------|------------------------------------------------------------------------------------------------------|----------------------------------------|-----------|-------------|------------|-------------------------------------------------------------------------|------------|-------------------------|--------------------------------|------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------|-----------------------------------------------------------------|------------|-------------------|--------------------------------|-------------------------|----------------------------------------------------------------------|----------------|------------|------------|--|--|--|--------|
| CURRENT OWNER                                                               |          |                 |  |                                          | TOPO.                                                                                                |                                        | UTILITIES |             | STRT./ROAD |                                                                         | LOCATION   |                         | CURRENT ASSESSMENT             |            |                                                                                                                                                                                                                                                                                                         |                                                                    | <div>1006</div> <div>4ST LONGMEADOW, MA</div> <div>VISION</div> |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| SICILIANO ROBIN L                                                           |          |                 |  |                                          |                                                                                                      |                                        | 1 TYPCL   |             |            |                                                                         |            |                         | Description                    |            | Code                                                                                                                                                                                                                                                                                                    |                                                                    |                                                                 |            |                   |                                | Appraised Value         |                                                                      | Assessed Value |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | RESIDENTL.                     |            | 101                                                                                                                                                                                                                                                                                                     |                                                                    |                                                                 |            |                   |                                | 75,100                  |                                                                      | 75,100         |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | RES LAND                       |            | 101                                                                                                                                                                                                                                                                                                     |                                                                    |                                                                 |            |                   |                                | 82,000                  |                                                                      | 82,000         |            |            |  |  |  |        |
| 105 VINELAND AVE                                                            |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | RESIDENTL.                     |            | 101                                                                                                                                                                                                                                                                                                     |                                                                    | 6,100                                                           |            | 6,100             |                                |                         |                                                                      |                |            |            |  |  |  |        |
| EAST LONGMEADOW, MA 01028                                                   |          |                 |  |                                          | SUPPLEMENTAL DATA                                                                                    |                                        |           |             |            |                                                                         |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| Additional Owners:                                                          |          |                 |  |                                          | Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID: F_376318_2853743 |                                        |           |             |            | Received<br>Field 7<br>Field 8<br>Field 9<br>Field 10<br><br>ASSOC PID# |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            | Total                                                                                                                                                                                                                                                                                                   |                                                                    |                                                                 |            |                   |                                |                         |                                                                      | 163,200        |            | 163,200    |  |  |  |        |
| RECORD OF OWNERSHIP                                                         |          |                 |  | BK-VOL/PAGE                              |                                                                                                      | SALE DATE                              |           | q/u         | v/i        | SALE PRICE                                                              |            | V.C.                    | PREVIOUS ASSESSMENTS (HISTORY) |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| SICILIANO ROBIN L<br>ST PETER ELIZABETH J LIFE EST,<br>ST PETER ELIZABETH J |          |                 |  | 11718/ 419<br>10004/ 0213<br>03193/ 0247 |                                                                                                      | 06/26/2001<br>09/23/1997<br>06/18/1966 |           | U           | 1          | 99,900<br>1<br>0                                                        |            | A                       | Yr.                            | Code       | Assessed Value                                                                                                                                                                                                                                                                                          |                                                                    | Yr.                                                             | Code       | Assessed Value    |                                | Yr.                     | Code                                                                 | Assessed Value |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | 2017                           | 101        | 73,500                                                                                                                                                                                                                                                                                                  |                                                                    | 2016                                                            | 101        | 72,400            |                                | 2015                    | 101                                                                  | 72,400         |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | 2017                           | 101        | 80,100                                                                                                                                                                                                                                                                                                  |                                                                    | 2016                                                            | 101        | 77,800            |                                | 2015                    | 101                                                                  | 77,800         |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | 2017                           | 101        | 6,100                                                                                                                                                                                                                                                                                                   |                                                                    | 2016                                                            | 101        | 6,100             |                                | 2015                    | 101                                                                  | 6,100          |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         | Total:                         |            | 159,700                                                                                                                                                                                                                                                                                                 |                                                                    | Total:                                                          |            | 156,300           |                                | Total:                  |                                                                      | 156,300        |            |            |  |  |  |        |
| 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                                                      |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            | Appraised Bldg. Value (Card) 75,100<br>Appraised XF (B) Value (Bldg) 0<br>Appraised OB (L) Value (Bldg) 6,100<br>Appraised Land Value (Bldg) 82,000<br>Special Land Value 0<br>Total Appraised Parcel Value 163,200<br>Valuation Method: C<br>Adjustment: 0<br>Net Total Appraised Parcel Value 163,200 |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| NBHD/ SUB                                                                   |          | NBHD Name       |  |                                          | Street Index Name                                                                                    |                                        |           | Tracing     |            |                                                                         | Batch      |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| 0001/A                                                                      |          |                 |  |                                          |                                                                                                      |                                        |           | 101         |            |                                                                         | MA         |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| NOTES                                                                       |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| KITCHEN-1950-MODERN                                                         |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    |                                                                 |            |                   |                                |                         |                                                                      |                |            |            |  |  |  |        |
| 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                                                       |                |            |            |  |  |  |        |
|                                                                             |          |                 |  |                                          |                                                                                                      |                                        |           |             |            |                                                                         |            |                         |                                |            |                                                                                                                                                                                                                                                                                                         | 04/16/2004<br>04/06/2004<br>04/02/2004<br>09/10/1990<br>06/10/1980 |                                                                 |            |                   | 317<br>AO<br>317<br>131<br>500 | 14<br>22<br>2<br>3<br>3 | INSPECTED<br>MAILER SENT<br>MEASURED<br>MEAS+INSPCTD<br>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                                                                                                   |                                        |           |             | 9,000      | SF                                                                      | 9.11       | 1.0000                  | 5                              | 1.0000     | 1.00                                                                                                                                                                                                                                                                                                    | MA                                                                 | 1.00                                                            |            |                   | Spec Use                       | Spec Calc               | 1.00                                                                 |                | 9.11       | 82,000     |  |  |  |        |
| Total Card Land Units:                                                      |          |                 |  |                                          |                                                                                                      |                                        |           |             |            | 0.21                                                                    | AC         | Parcel Total Land Area: |                                |            |                                                                                                                                                                                                                                                                                                         |                                                                    | 0.21                                                            | AC         | Total Land Value: |                                |                         |                                                                      |                |            |            |  |  |  | 82,000 |

| CONSTRUCTION DETAIL |      |     |               | CONSTRUCTION DETAIL (CONTINUED) |     |     |             |
|---------------------|------|-----|---------------|---------------------------------|-----|-----|-------------|
| Element             | Cd.  | Ch. | Description   | Element                         | Cd. | Ch. | Description |
| Style               | 15   |     | OLD STYLE     | #Heat Sys                       | 1   |     |             |
| Model               | 01   |     | RESIDENTIAL   | Central Vac                     | 0   |     |             |
| Grade               | C    |     | AVERAGE       | FBM Sqft                        |     |     |             |
| Stories             | 1.75 |     | 1 3/4 Stories | Int vs Ext                      | S   |     |             |
| Foundation          | 2    |     |               |                                 |     |     |             |
| Exterior Wall 1     | 4    |     | VINYL         |                                 |     |     |             |
| Exterior Wall 2     |      |     |               |                                 |     |     |             |
| Roof Structure      | 2    |     | HIP           |                                 |     |     |             |
| Roof Cover          | 1    |     | ASPHALT SH    |                                 |     |     |             |
| Interior Wall 1     | 2    |     | PLASTER       |                                 |     |     |             |
| Interior Wall 2     | 1    |     | DRYWALL       |                                 |     |     |             |
| Interior Floor 1    | 2    |     | SOFTWOOD      |                                 |     |     |             |
| Interior Floor 2    | 4    |     | CARPET        |                                 |     |     |             |
| Heat Fuel           | 1    |     | OIL           |                                 |     |     |             |
| Heat Type           | 5    |     | STEAM         |                                 |     |     |             |
| AC Type             | 01   |     | None          |                                 |     |     |             |
| Bedrooms            | 3    |     |               |                                 |     |     |             |
| Full Baths          | 1    |     |               |                                 |     |     |             |
| Half Baths          | 0    |     |               |                                 |     |     |             |
| Extra Fixtures      | 0    |     |               |                                 |     |     |             |
| Total Rooms         | 6    |     |               |                                 |     |     |             |
| Bath Style          | A    |     | AVERAGE       |                                 |     |     |             |
| Kitchen Style       | A    |     | AVERAGE       |                                 |     |     |             |
| Kitchens            | 1    |     |               |                                 |     |     |             |
| Extra Kitchens      | 0    |     |               |                                 |     |     |             |
| Frame               | 1    |     | WOOD          |                                 |     |     |             |
| Basement Floor      | 12   |     |               |                                 |     |     |             |
| Bsmt Garage         |      |     |               |                                 |     |     |             |
| Units               | 1    |     |               |                                 |     |     |             |
| WS Flues            |      |     |               |                                 |     |     |             |
| FBM Quality         |      |     |               |                                 |     |     |             |
| Fireplaces          | 0    |     |               |                                 |     |     |             |

## MIXED USE

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

## COST/MARKET VALUATION

|                          |         |
|--------------------------|---------|
| Adj. Base Rate:          | 82.38   |
| Replace Cost             | 119,206 |
| AYB                      | 1920    |
| EYB                      | 1980    |
| Dep Code                 | AG      |
| Remodel Rating           |         |
| Year Remodeled           |         |
| Dep %                    | 37      |
| Functional Obslnc        |         |
| External Obslnc          |         |
| Cost Trend Factor        | 1       |
| Condition                |         |
| % Complete               |         |
| Overall % Cond           | 63      |
| Apprais Val              | 75,100  |
| 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 &amp; 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   | 330   | 28.18      | 1940 | A   |       | AV  | 60   | 5,600     |
| 02   | SHED/FR     |     |              | L   | 104   | 7.48       | 1970 | A   |       | AV  | 60   | 500       |

## BUILDING SUB-AREA SUMMARY SECTION

| Code | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |
|------|-------------|-------------|------------|-----------|-----------|-----------------|
| BMT  | BASEMENT    | 0           | 728        |           | 16.52     | 12,028          |
| EFP  | ENCL PORCH  | 0           | 187        |           | 24.67     | 4,613           |
| FFL  | 1ST FLOOR   | 728         | 728        |           | 82.38     | 59,974          |
| OFP  | OPEN PORCH  | 0           | 143        |           | 8.07      | 1,153           |
| TQS  | 3/4 STORY   | 486         | 648        |           | 61.79     | 40,037          |
| WDK  | WOOD DECK   | 0           | 122        |           | 11.48     | 1,400           |

Ttl. Gross Liv/Lease Area: 1,214 2,556 1,447 119,206

|     |     |     |     |     |    |
|-----|-----|-----|-----|-----|----|
| WDK | OFP | 11  |     |     |    |
| 5   |     |     |     |     |    |
| 13  | 13  |     | 13  |     |    |
| 22  |     | 11  |     |     |    |
|     | EFP | 11  | FFL | 16  |    |
| 55  | 3   | 8   | 5   | BMT | 16 |
| 3   | TQS | 8   | 5   | 16  |    |
| 8   | 4   | FFL |     |     |    |
|     | BMT |     |     |     |    |
| 4   |     |     |     |     |    |
| 23  |     |     |     |     | 27 |
| 1   |     |     | 22  |     |    |
|     | EFP |     | 22  |     |    |
| 6   |     |     | 22  |     | 6  |

