

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT								1006 451ST LONGMEADOW, MA 01028 VISION				
WYNN ROBERT J WYNN ROSANN P 32 JAMES ST EAST LONGMEADOW, MA 01028 Additional Owners:				1 TYPCL												DescriptionCodeAppraised ValueAssessed Value RESIDENTL.101161,900161,900 RES LAND10190,00090,000 RESIDENTL.101700700				Total252,600252,600												
SUPPLEMENTAL DATA																Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_376456_2851271								Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#								
RECORD OF OWNERSHIP						BK-VOL/PAGE				SALE DATE				q/u	v/i	SALE PRICE				V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
WYNN ROBERT J						03945/ 0035				04/05/1974				U	I	0					Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
																					2017	101	159,900		2016	101	158,100		2015	101	158,100	
																					2017	101	87,600		2016	101	85,200		2015	101	85,200	
																					2017	101	700		2016	101	700		2015	101	700	
																Total:		248,200		Total:		244,000		Total:		244,000						
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor												
Year	Type	Description				Amount				Code	Description				Number		Amount		Comm. Int.													
																					APPRAISED VALUE SUMMARY											
																					Appraised Bldg. Value (Card)161,900											
																					Appraised XF (B) Value (Bldg)0											
																					Appraised OB (L) Value (Bldg)700											
																					Appraised Land Value (Bldg)90,000											
																					Special Land Value0											
																					Total Appraised Parcel Value252,600											
																					Valuation Method: C											
																					Adjustment: 0											
																					Net Total Appraised Parcel Value252,600											
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							
44		03/27/1997		MN	Manual Note				10,000				0				ADDTN		05/11/2004				318	14	INSPECTED							
276		01/01/1986		MN	Manual Note				0				0				FM ROOM		04/06/2004				250	22	MAILER SENT							
																	03/30/2004				316	2	MEASURED									
																	01/12/1998				200	15	PERMIT VISIT									
																	08/28/1990				131	3	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			RB				21,848	SF	3.96	1.0400	6	1.0000	1.00	NA	1.00				Spec Use	Spec Calc		1.00	4.12		90,000					
Total Card Land Units:										0.50	AC	Parcel Total Land Area:0.5 AC										Total Land Value:										90,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	101	ONE FAM		100
Roof Structure	3		GAMBREL	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:			85.23
Interior Floor 2	3		HARDWOOD				
Heat Fuel	3		ELECTRIC	Replace Cost			218,779
Heat Type	6		ELECTRC BB	AYB			1974
AC Type	01		NONE	EYB			1991
Bedrooms	3			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			26
Total Rooms	7			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			74
Basement Floor				Apprais Val			161,900
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	2			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
22	WOOD DK			L	120	9.20	1984	A		AV	60	700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	864		17.07	14,744	
FFL	1ST FLOOR	1,320	1,320		85.23	112,500	
GAR	GARAGE	0	528		34.06	17,983	
OPF	OPEN PORCH	0	48		8.88	426	
PAT	PATIO	0	196		4.35	852	
SFL	2ND FLOOR	821	821		85.23	69,972	
WDK	WOOD DECK	0	196		11.74	2,301	

Ttl. Gross Liv/Lease Area:		2,141	3,973	2,567	218,779		
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