

Property Location: 78 LEE ST

Account #4330

MAP ID: 54/ 1/ 0/ /

Bldg Name:

State Use: 101

Vision ID: 4261

1 of 1

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/15/2017 20:52

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT						1006 4ST LONGMEADOW, MA VISION						
BOCWINSKI MYRON BOCWINSKI GREGORY C 78 LEE ST EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL								Description		Code		Appraised Value						Assessed Value		
													RESIDENTL.		101		211,300						211,300		
													RES LAND		101		163,500						163,500		
													RESIDENTL.		101		3,000						3,000		
SUPPLEMENTAL DATA												Total						377,800		377,800					
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_386040_2844278					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)												
BOCWINSKI MYRON BOCWINSKI,GREGORY C + MYRON BOCWINSKI JOSEPH,				18217/ 485 15634/ 572 05852/ 222		03/12/2010 01/11/2006 07/15/1985		U	1	100 1 159,000		A A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
													2017	101	206,800		2016	101	204,500		2015	101	204,500		
													2017	101	161,500		2016	101	158,300		2015	101	158,300		
													2017	101	3,000		2016	101	3,000		2015	101	3,000		
													Total:		371,300		Total:		365,800		Total:		365,800		
EXEMPTIONS				OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 211,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 3,000 Appraised Land Value (Bldg) 163,500 Special Land Value 0 Total Appraised Parcel Value 377,800 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 377,800											
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			MG														
NOTES																									
FY11 ABT GRANTED FY12 REMOVED DEV1 DUE TO POND ZONING AA STARTS WITH THIS PROPERTY ON THIS SIDE OF ST ONLY.																									
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			
255		11/01/1990		MN	Manual Note		20,000				0			ADDITION		04/17/2009				317	14	INSPECTED			
184		08/01/1990		MN	Manual Note		15,000				0			GARAGE		04/10/2009				317	2	MEASURED			
																04/09/2002				274	3	MEAS+INSPCTD			
																02/24/1995				107	15	PERMIT VISIT			
																04/05/1994				210	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	
																			Spec Use		Spec Calc				
1	101	ONE FAM		RAA				40,000 SF		2.32	1.1900	7	1.0000	1.00	MG	1.00					TRF2 90		.90	2.49	99,600
1	101	ONE FAM		RAA				9.13 AC		7,000.00	1.0000	0	1.0000	1.00	MG	1.00	5+ AC POND						1.00	7,000.00	63,900
Total Card Land Units:				10.05	AC	Parcel Total Land Area:				10.05 AC				Total Land Value:										163,500	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	7		BRICK	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	3		HARDWOOD				
Interior Floor 2				Adj. Base Rate:		88.73	
Heat Fuel	2		GAS	Replace Cost		301,874	
Heat Type	3		FORCED H/W	AYB		1959	
AC Type	03		FULL	EYB		1987	
Bedrooms	3			Dep Code		GD	
Full Baths	3			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	2			Dep %		30	
Total Rooms	6			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		70	
Basement Floor	12		CONCRETE	Apprais Val		211,300	
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			

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
02	SHED/FR			L	216	7.48	1963	A		AV	60	1,000
02	SHED/FR			L	375	7.48	1985	A		GD	70	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	2,556		17.74	45,343	
CFL	CATHEDRAL CE	576	576		91.35	52,619	
FFL	1ST FLOOR	1,980	1,980		88.73	175,694	
GAR	GARAGE	0	700		35.49	24,846	
OPF	OPEN PORCH	0	91		8.78	799	
PAT	PATIO	0	576		4.47	2,573	
Ttl. Gross Liv/Lease Area:		2,556	6,479	3,402		301,874	

