Property Location: 189 HAMPDEN RD | **MAP ID:** 77/ 10/ 32/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 5470 | **Account #** 5548 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/16/2017 01:46

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
TRINCERI MATTHEW TRINCERI CHRISTINE 189 HAMPDEN RD EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_391898_2846729	*ASSOC PID#*

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	101,700	101,700
RES LAND	101	96,100	96,100
		Total 197,800	197,800

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
TRINCERI MATTHEW C	21697/ 124	05/26/2017	U	I	100	1A
TRINCERI MATTHEW	16048/ 359	07/14/2006	U	I	217,000	
HUMPHREY GEORGE A III,	05664/ 0195	08/07/1984	U	I	69,900	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2017	101	102,300	2016	101	101,200	2015	101	101,200
2017	101	93,700	2016	101	90,700	2015	101	90,700
	Total:	196,000		*Total:*	191,900		*Total:*	191,900

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	101,700
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	96,100
Special Land Value	0
Total Appraised Parcel Value	197,800
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	197,800

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MG

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201102677	09/27/2011	12	REROOF	8,000		0		NVC
174	01/01/1985	MN	Manual Note	0		0		PORCH

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
04/06/2012			317	15	PERMIT VISIT
03/23/2006			311	2	MEASURED
01/27/2000			247	14	INSPECTED
12/20/1999			247	2	MEASURED
07/07/1992			131	14	INSPECTED

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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RA				30,328	SF	2.95	1.1900	7	1.0000	1.00	MG	1.00			TRF2 .90	.90	3.17	96,100

Total Card Land Units: 0.70 AC | **Parcel Total Land Area:** 0.7 AC | **Total Land Value:** 96,100

Property Location: 189 HAMPDEN RD **MAP ID:** 77/ 10/ 32/ / **Bldg Name:** **State Use:** 101

Vision ID: 5470 **Account #**5548 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/16/2017 01:46

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	19		RANCH
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.00		1 STORY
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
Exterior Wall 2	8		BRICK VENR
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	1		DRYWALL
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2			
Heat Fuel	2		GAS
Heat Type	3		FORCED H/W
AC Type	03		FULL
Bedrooms	3		
Full Baths	1		
Half Baths	1		
Extra Fixtures	0		
Total Rooms	6		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor			
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality	3		
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

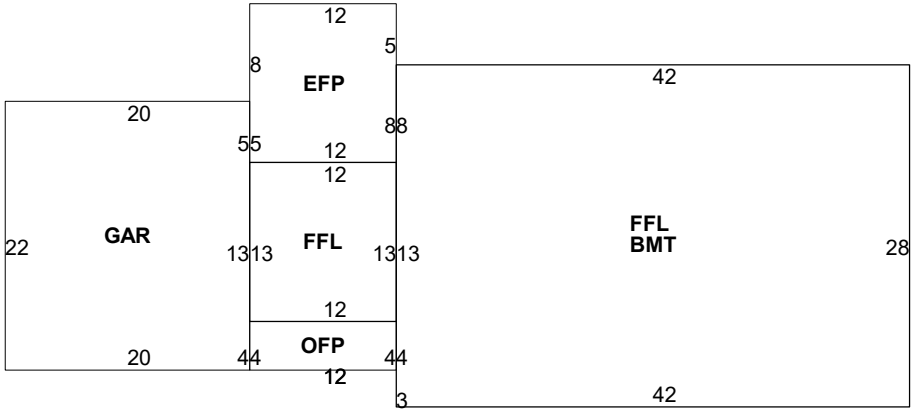
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft	294		
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	99.40
Replace Cost	178,427
AYB	1960
EYB	1974
Dep Code	AV
Remodel Rating	
Year Remodeled	
Dep %	43
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	57
Apprais Val	101,700
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 & 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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,176		19.86	23,360
EFP	ENCL PORCH	0	156		29.95	4,672
FFL	1ST FLOOR	1,332	1,332		99.40	132,404
GAR	GARAGE	0	440		39.76	17,495
OFP	OPEN PORCH	0	48		10.35	497
	Ttl. Gross Liv/Lease Area:	1,332	3,152	1,795		178,427