

Property Location: 21 FRANKWYN ST  
Vision ID: 1562

Account #1597

MAP ID: 25/ 171/ 33/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/06/2018 15:00

|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
|------------------------------------------------------------------------------------------------------|------------|-----------------|-------------|---------------------------|------------|-------------------------------------------------------------------------|------------|-------------------|------------|----------------------|-------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|--------------------------------------------------------------------------------------------------------------------------------|----------------|------------|-----------------|-------------------|------------|-----------------|----------------|--------|--|--------|
| CURRENT OWNER                                                                                        |            | TOPO.           |             | UTILITIES                 |            | STRT./ROAD                                                              |            | LOCATION          |            | CURRENT ASSESSMENT   |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                | <div>1006</div> <div>21 FRANKWYN ST</div> <div>EAST LONGMEADOW, MA 01028</div> <div>Additional Owners:</div> <div>VISION</div> |                |            |                 |                   |            |                 |                |        |  |        |
| DUQUETTE AGNES V LE                                                                                  |            |                 |             | 1                         | TYPCL      |                                                                         |            |                   |            | Description          | Code                    | Appraised Value                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Assessed Value                 |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            | RESIDENTL.           | 101                     | 128,500                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | 128,500                        |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            | RES LAND             | 101                     | 87,100                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | 87,100                         |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            | RESIDENTL.           | 101                     | 3,000                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 3,000                          |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| SUPPLEMENTAL DATA                                                                                    |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| Other ID:<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID: F_380492_2852483 |            |                 |             |                           |            | Received<br>Field 7<br>Field 8<br>Field 9<br>Field 10<br><br>ASSOC PID# |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| Total                                                                                                |            |                 |             |                           |            |                                                                         |            |                   |            | 218,600              |                         | 218,600                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| RECORD OF OWNERSHIP                                                                                  |            |                 |             | BK-VOL/PAGE               |            | SALE DATE                                                               |            | q/u               | v/i        | SALE PRICE           |                         | V.C.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | PREVIOUS ASSESSMENTS (HISTORY) |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| DUQUETTE AGNES V LE<br>DUQUETTE AGNES V,                                                             |            |                 |             | 19254/ 174<br>02459/ 0476 |            | 05/11/2012<br>04/06/1956                                                |            | U                 | 1          | 1                    |                         | 1A                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Yr.                            | Code                                                                                                                           | Assessed Value | Yr.        | Code            | Assessed Value    | Yr.        | Code            | Assessed Value |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 2018                           | 101                                                                                                                            | 132,100        | 2017       | 101             | 130,600           | 2016       | 101             | 129,200        |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 2018                           | 101                                                                                                                            | 87,100         | 2017       | 101             | 84,900            | 2016       | 101             | 82,600         |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 2018                           | 101                                                                                                                            | 3,000          | 2017       | 101             | 3,000             | 2016       | 101             | 3,000          |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Total:                         |                                                                                                                                |                | 222,200    | Total:          | 218,500           | Total:     | 214,800         |                |        |  |        |
| 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)</div> <div>128,500</div> <div>Appraised XF (B) Value (Bldg)</div> <div>0</div> <div>Appraised OB (L) Value (Bldg)</div> <div>3,000</div> <div>Appraised Land Value (Bldg)</div> <div>87,100</div> <div>Special Land Value</div> <div>0</div> <div>Total Appraised Parcel Value</div> <div>218,600</div> <div>Valuation Method:</div> <div>C</div> <div>Adjustment:</div> <div>0</div> <div>Net Total Appraised Parcel Value</div> <div>218,600</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                                                                     |            | MA                |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| NOTES                                                                                                |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            |                      |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            |                 |                   |            |                 |                |        |  |        |
| 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 |            |                 |                   |            |                 |                |        |  |        |
| 165                                                                                                  | 05/19/2008 | 25              | WINDOWS     | 9,303                     |            | 0                                                                       |            | REPLACE BOW WINDC |            | 03/22/2018           |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 333                            | 2                                                                                                                              | MEASURED       |            |                 |                   |            |                 |                |        |  |        |
| 201                                                                                                  | 09/01/1990 | MN              | Manual Note | 9,600                     |            | 0                                                                       |            | ADDN              |            | 01/07/2009           |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 317                            | 15                                                                                                                             | PERMIT VISIT   |            |                 |                   |            |                 |                |        |  |        |
| 100                                                                                                  | 01/01/1983 | MN              | Manual Note | 0                         |            | 0                                                                       |            | SHED              |            | 11/01/2003           |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 274                            | 3                                                                                                                              | MEAS+INSPCTD   |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            | 07/02/1992           |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 131                            | 3                                                                                                                              | MEAS+INSPCTD   |            |                 |                   |            |                 |                |        |  |        |
|                                                                                                      |            |                 |             |                           |            |                                                                         |            |                   |            | 06/17/1992           |                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 107                            | 22                                                                                                                             | MAILER SENT    |            |                 |                   |            |                 |                |        |  |        |
| 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         |             | RC                        |            |                                                                         |            | 23,790 SF         | 3.66       | 1.0000               | 5                       | 1.0000                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | 1.00                           | MA                                                                                                                             | 1.00           |            |                 |                   |            | 1.00            | 3.66           | 87,100 |  |        |
| Total Card Land Units:                                                                               |            |                 |             |                           |            |                                                                         |            |                   | 0.55       | AC                   | Parcel Total Land Area: |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                |                                                                                                                                |                |            | 0.55 AC         | Total Land Value: |            |                 |                |        |  | 87,100 |

| CONSTRUCTION DETAIL |      |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |     |             |
|---------------------|------|-----|-------------|---------------------------------|-------------|-----|-------------|
| Element             | Cd.  | Ch. | Description | Element                         | Cd.         | Ch. | Description |
| Style               | 19   |     | RANCH       | #Heat Sys                       | 1           |     |             |
| Model               | 01   |     | RESIDENTIAL | Central Vac                     | 1           |     | YES         |
| Grade               | C    |     | AVERAGE     | FBM Sqft                        | 632         |     |             |
| Stories             | 1.00 |     | 1 STORY     | 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       |                                 |             |     |             |
| Roof Cover          | 1    |     | ASPHALT SH  |                                 |             |     |             |
| Interior Wall 1     | 1    |     | DRYWALL     |                                 |             |     |             |
| Interior Wall 2     |      |     |             | COST/MARKET VALUATION           |             |     |             |
| Interior Floor 1    | 3    |     | HARDWOOD    | Adj. Base Rate:                 |             |     | 100.60      |
| Interior Floor 2    |      |     |             |                                 |             |     |             |
| Heat Fuel           | 2    |     | GAS         | Replace Cost                    |             |     | 203,921     |
| Heat Type           | 3    |     | FORCED H/W  | AYB                             |             |     | 1956        |
| AC Type             | 01   |     | NONE        | EYB                             |             |     | 1981        |
| Bedrooms            | 2    |     |             | Dep Code                        |             |     | AG          |
| Full Baths          | 1    |     |             | Remodel Rating                  |             |     |             |
| Half Baths          | 1    |     |             | Year Remodeled                  |             |     |             |
| Extra Fixtures      | 0    |     |             | Dep %                           |             |     | 37          |
| Total Rooms         | 5    |     |             | 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                  |             |     | 63          |
| Basement Floor      | 12   |     | CONCRETE    | Apprais Val                     |             |     | 128,500     |
| Bsmt Garage         |      |     |             | Dep % Ovr                       |             |     | 0           |
| Units               | 1    |     |             | Dep Ovr Comment                 |             |     |             |
| WS Flues            |      |     |             | Misc Imp Ovr                    |             |     | 0           |
| FBM Quality         | 1    |     |             | 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 |
| 31                                                             | BARN        |     |              | L   | 252   | 16.10      | 1983 | A   |       | AV  | 60   | 2,400     |
| 02                                                             | SHED/FR     |     |              | L   | 130   | 7.48       | 1983 | A   |       | AV  | 60   | 600       |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |
| BMT                               | BASEMENT    | 0           | 1,264      |           | 20.14     | 25,452          |  |
| FFL                               | 1ST FLOOR   | 1,536       | 1,536      |           | 100.60    | 154,525         |  |
| GAR                               | GARAGE      | 0           | 528        |           | 40.20     | 21,227          |  |
| OFP                               | OPEN PORCH  | 0           | 194        |           | 9.85      | 1,911           |  |
| PAT                               | PATIO       | 0           | 160        |           | 5.03      | 805             |  |
| Ttl. Gross Liv/Lease Area:        |             | 1,536       | 3,682      | 2,027     |           | 203,921         |  |

