Property Location: 38 HIGH ST | MAP ID: 28/ 43/ 35/ / | Bldg Name: | State Use: 101

Vision ID: 2118 | Account # 2155 | Bldg #: 1 of 1 | Sec #: 1 of 1 | Card 1 of 1 | Print Date: 12/06/2018 17:12

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
MCKENNEY CHRISTOPHER A		1 TYPCL		
MCKENNEY EMILY S				
38 HIGH ST				
EAST LONGMEADOW, MA 01028				
Additional Owners:				

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_381542_2848947	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	129,900	129,900
RES LAND	101	84,500	84,500
RESIDNTL.	101	12,200	12,200
	Total	226,600	226,600

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
MCKENNEY CHRISTOPHER A	21385/ 48	09/30/2016	Q	I	213,500	00
CHRISTOPHER TONY S	13448/ 174	08/01/2003	U	I	142,400	S
THE SECRETARY OF HOUSING,& URBAN DEVELOI	13112/ 40	04/16/2003	U	I	1	L
MORTGAGE ELECTRONIC,REGISTRATION SYSTEI	12734/ 468	11/12/2002	U	I	131,824	L
GRASSETTI,JAMES	11447/ 461	12/15/2000	U	I	120,000	
BOYD PATRICIA,	11276/ 162	07/23/2000	U	I	1	A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	101	120,100	2017	101	117,300	2016	101	94,800
2018	101	84,500	2017	101	82,500	2016	101	80,100
2018	101	12,200	2017	101	13,200	2016	101	13,200
	Total:	216,800		Total:	213,000		Total:	188,100

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

ASSESSING NEIGHBORHOOD

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

NOTES

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	129,900
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	12,200
Appraised Land Value (Bldg)	84,500
Special Land Value	0
Total Appraised Parcel Value	226,600
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	226,600

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201701952	07/01/2017	91	INSULATION	2,300		0		
380	11/20/2006	20	WOOD STOVE	2,457		0		FIREPLACE INSERTEX
350	10/18/2006	17	DECK	6,000		0		30` X 20` OFF BACK
81	04/15/2005	11	POOL	1,200		0		21` ABV GRD

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
01/23/2017			317	16	FIELDREV CHG
02/01/2007			311	2	MEASURED
02/01/2007			311	15	PERMIT VISIT
01/06/2006			311	15	PERMIT VISIT
10/02/2003			274	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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				16,119	SF	5.24	1.0000	5	1.0000	1.00	MA	1.00				1.00	5.24	84,500

Total Card Land Units: 0.37 AC | Parcel Total Land Area: 0.37 AC | Total Land Value: 84,500

Property Location: 38 HIGH ST **MAP ID:** 28/ 43/ 35/ / **Bldg Name:** **State Use:** 101

Vision ID: 2118 **Account #** 2155 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/06/2018 17:12

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	06		COLONIAL
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	2.5		
Foundation	2		CONC BLOCK
Exterior Wall 1	4		VINYL
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	2		PLASTER
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2	4		CARPET
Heat Fuel	2		GAS
Heat Type	5		STEAM
AC Type	01		NONE
Bedrooms	3		
Full Baths	1		
Half Baths	1		
Extra Fixtures	2		
Total Rooms	6		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

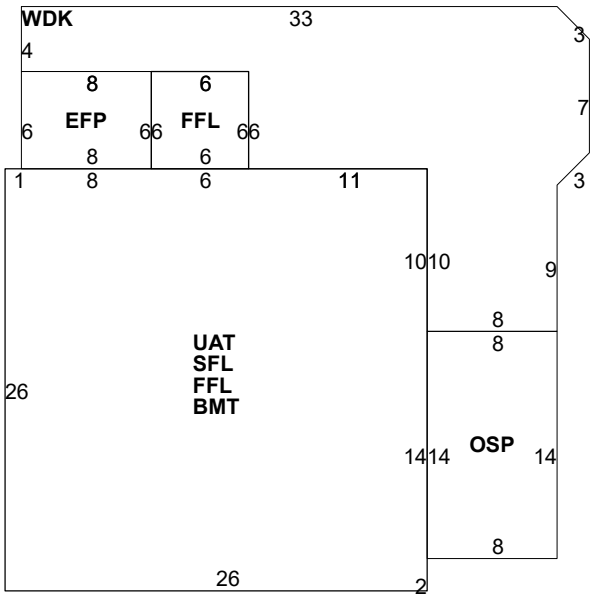
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	106.86
Replace Cost	185,617
AYB	1927
EYB	1988
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	30
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	70
Apprais Val	129,900
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
03	GARAGE	OB	Outbuilding	L	640	28.18	1930	A		AV	60	10,800
02	SHED/FR			L	128	7.48	1930	A		AV	60	600
02	SHED/FR			L	182	7.48	1930	A		AV	60	800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	676		21.34	14,426
EFP	ENCL PORCH	0	48		31.17	1,496
FFL	1ST FLOOR	712	712		106.86	76,085
OSP	SCRN PORCH	0	112		16.22	1,817
SFL	2ND FLOOR	676	676		106.86	72,238
UAT	UNFIN ATTC	0	676		21.34	14,426
WDK	WOOD DECK	0	344		14.91	5,129
	Ttl. Gross Liv/Lease Area:	1,388	3,244	1,737		185,617