

Property Location: 72 WATERMAN AV

Account #345

MAP ID: 14A/ 57/ 140/ /

Bldg Name:

State Use: 101

Vision ID: 337

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 12/06/2018 10:10

|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           |                    |                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                 |                                                                |                                                      |                   |        |                    |                          |                   |                                                       |            |  |  |        |
|--------------------------------------------------------------------------------------------------------------|----------|--------------------------|--|---------|----------------------------------------|---|----------------------------------------|------------------|------------|-----------------------|-------------------------|-----------|--------------------|--------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|----------------------------------------------------------------|------------------------------------------------------|-------------------|--------|--------------------|--------------------------|-------------------|-------------------------------------------------------|------------|--|--|--------|
| CURRENT OWNER                                                                                                |          |                          |  |         | TOPO.                                  |   | UTILITIES                              |                  | STRT./ROAD |                       | LOCATION                |           | CURRENT ASSESSMENT |                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                 | <div>1006</div> <div>4ST LONGMEADOW, M</div> <div>VISION</div> |                                                      |                   |        |                    |                          |                   |                                                       |            |  |  |        |
| AIELLO PEPPINO V<br>AIELLO KAREN A<br>72 WATERMAN AVE<br><br>EAST LONGMEADOW, MA 01028<br>Additional Owners: |          |                          |  |         | 1 TYPCL                                |   |                                        |                  |            |                       |                         |           | Description        |                                | Code                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Appraised Value |                                                                |                                                      |                   |        | Assessed Value     |                          |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           | RESIDENTL.         |                                | 101                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 215,600         |                                                                |                                                      |                   |        | 215,600            |                          |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           | RES LAND           |                                | 101                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 84,200          |                                                                |                                                      |                   |        | 84,200             |                          |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           | RESIDENTL.         |                                | 101                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 500             |                                                                |                                                      |                   |        | 500                |                          |                   |                                                       |            |  |  |        |
| SUPPLEMENTAL DATA                                                                                            |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         | Total     |                    | 300,300                        | 300,300                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                 |                                                                |                                                      |                   |        |                    |                          |                   |                                                       |            |  |  |        |
| RECORD OF OWNERSHIP                                                                                          |          |                          |  |         | BK-VOL/PAGE                            |   | SALE DATE                              |                  | q/u        | v/i                   | SALE PRICE              |           | V.C.               | PREVIOUS ASSESSMENTS (HISTORY) |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                 |                                                                |                                                      |                   |        |                    |                          |                   |                                                       |            |  |  |        |
| AIELLO PEPPINO V<br>AIELLO,PEPPINO<br>AIELLO FRANCESCO,                                                      |          |                          |  |         | 14558/ 402<br>13000/ 24<br>05306/ 0172 |   | 10/14/2004<br>03/06/2003<br>09/09/1982 |                  | U          | V                     | 1<br>100<br>0           |           | G<br>A             | Yr.                            | Code                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Assessed Value  | Yr.                                                            | Code                                                 | Assessed Value    | Yr.    | Code               | Assessed Value           |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           |                    | 2018                           | 101                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 197,100         | 2017                                                           | 101                                                  | 190,900           | 2016   | 101                | 188,800                  |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           |                    | 2018                           | 101                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 84,200          | 2017                                                           | 101                                                  | 82,100            | 2016   | 101                | 79,700                   |                   |                                                       |            |  |  |        |
|                                                                                                              |          |                          |  |         |                                        |   |                                        |                  |            |                       |                         |           |                    | Total:                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 281,300         | Total:                                                         |                                                      | 273,000           | Total: |                    | 268,500                  |                   |                                                       |            |  |  |        |
| 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>215,600</div> <div>Appraised XF (B) Value (Bldg)</div> <div>0</div> <div>Appraised OB (L) Value (Bldg)</div> <div>500</div> <div>Appraised Land Value (Bldg)</div> <div>84,200</div> <div>Special Land Value</div> <div>0</div> <div>Total Appraised Parcel Value</div> <div>300,300</div> <div>Valuation Method:</div> <div>C</div> <div>Adjustment:</div> <div>0</div> <div>Net Total Appraised Parcel Value</div> <div>300,300</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                                        |            |  |  |        |
| 201803187<br>343                                                                                             |          | 11/19/2018<br>11/01/2004 |  | 91<br>2 | INSULATION<br>DWELLING                 |   |                                        | 2,000<br>150,000 |            |                       |                         | 0<br>0    |                    |                                | OC 3/12/2005                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                 |                                                                | 05/10/2018<br>06/02/2005<br>12/20/2004<br>06/27/1980 |                   |        |                    | 333<br>311<br>311<br>500 | 2<br>3<br>3<br>14 | MEASURED<br>MEAS+INSPCTD<br>MEAS+INSPCTD<br>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    |                          | S Adj Fact        | Adj. Unit Price                                       | Land Value |  |  |        |
| 1                                                                                                            | 101      | ONE FAM                  |  |         | RC                                     |   |                                        |                  | 15,000 SF  |                       | 5.61                    | 1.0000    | 5                  | 1.0000                         | 1.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | MA              | 1.00                                                           |                                                      |                   |        | Spec Use Spec Calc |                          | 1.00              | 5.61                                                  | 84,200     |  |  |        |
| Total Card Land Units:                                                                                       |          |                          |  |         |                                        |   |                                        |                  | 0.34 AC    |                       | Parcel Total Land Area: |           |                    |                                | 0.34 AC                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                 |                                                                |                                                      | Total Land Value: |        |                    |                          |                   |                                                       |            |  |  | 84,200 |

| 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                        |             |         |             |
| 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       | COST/MARKET VALUATION           |             |         |             |
| Roof Cover          | 1    |     | ASPHALT SH  |                                 |             |         |             |
| Interior Wall 1     | 1    |     | DRYWALL     |                                 |             |         |             |
| Interior Wall 2     |      |     |             |                                 |             |         |             |
| Interior Floor 1    | 3    |     | HARDWOOD    | Adj. Base Rate:                 |             | 94.87   |             |
| Interior Floor 2    | 4    |     | CARPET      |                                 |             |         |             |
| Heat Fuel           | 2    |     | GAS         |                                 |             |         |             |
| Heat Type           | 1    |     | FORCED H/A  | Replace Cost                    |             | 234,324 |             |
| AC Type             | 03   |     | FULL        | AYB                             |             | 2004    |             |
| Bedrooms            | 3    |     |             | EYB                             |             | 2010    |             |
| Full Baths          | 2    |     |             | Dep Code                        |             | GD      |             |
| Half Baths          | 0    |     |             | Remodel Rating                  |             |         |             |
| Extra Fixtures      | 1    |     |             | Year Remodeled                  |             |         |             |
| Total Rooms         | 6    |     |             | Dep %                           |             | 8       |             |
| Bath Style          | G    |     | GOOD        | Functional Obslnc               |             |         |             |
| Kitchen Style       | G    |     | GOOD        | External Obslnc                 |             |         |             |
| Kitchens            | 1    |     |             | Cost Trend Factor               |             | 1       |             |
| Extra Kitchens      | 0    |     |             | Condition                       |             |         |             |
| Frame               | 1    |     | WOOD        | % Complete                      |             |         |             |
| Basement Floor      | 12   |     | CONCRETE    | Overall % Cond                  |             | 92      |             |
| Bsmt Garage         |      |     |             | Apprais Val                     |             | 215,600 |             |
| Units               | 1    |     |             | Dep % Ovr                       |             | 0       |             |
| WS Flues            |      |     |             | Dep Ovr Comment                 |             |         |             |
| FBM Quality         |      |     |             | Misc Imp Ovr                    |             | 0       |             |
| Fireplaces          | 0    |     |             | Misc Imp Ovr Comment            |             |         |             |
|                     |      |     |             | Cost to Cure Ovr                |             | 0       |             |
|                     |      |     |             | Cost to Cure Ovr Comment        |             |         |             |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |  |  |  |  |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|--|--|--|--|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |  |  |  |  |  |
| BMT                               | BASEMENT    | 0           | 1,980      |           | 18.97     | 37,568          |  |  |  |  |  |  |
| BNT                               | BSMT ENTRY  | 0           | 30         |           | 6.32      | 190             |  |  |  |  |  |  |
| FFL                               | 1ST FLOOR   | 1,824       | 1,824      |           | 94.87     | 173,039         |  |  |  |  |  |  |
| GAR                               | GARAGE      | 0           | 484        |           | 38.03     | 18,404          |  |  |  |  |  |  |
| OPF                               | OPEN PORCH  | 0           | 156        |           | 9.73      | 1,518           |  |  |  |  |  |  |
| STG                               | STORAGE     | 0           | 35         |           | 37.95     | 1,328           |  |  |  |  |  |  |
| WDK                               | WOOD DECK   | 0           | 168        |           | 13.55     | 2,277           |  |  |  |  |  |  |
| Ttl. Gross Liv/Lease Area:        |             | 1,824       | 4,677      | 2,470     |           | 234,324         |  |  |  |  |  |  |

