

Property Location 4 AUBURN ST		Map ID 23/ 3/ 63/ /		Bldg Name		State Use 101	
Vision ID 1253		Account # 1288		Bldg # 1		Print Date 12/18/2019 11:53:31	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
COLLINS CHRISTOPHER N MASI KAREN 4 AUBURN ST EAST LONGMEADOW MA 01028 GIS ID F_379647_2855887		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	93500	93,500		
						RES LAND	101	86700	86,700		
						RESIDNTL.	101	1400	1,400		
		DRAINAGE		VIEW	COMMUNITY						
		SUPPLEMENTAL DATA									
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#					
						Total		181,600	181,600		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
COLLINS CHRISTOPHER N CARNEY JOHN , GROSSI MICHAEL L, RICCO ANTHONY H + SUSAN L HUDYKA STEVEN E + TINA A		19896	0043	06-28-2013	Q	I	176,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		10817	0122	06-23-1999	U	I	122,900	2019	101	91,100	2018	101	84,400	2017	101	83,800	
		08725	0373	01-26-1994	U	I	111,000		101	84,200	101	84,200	101	82,100			
		08489	0465	07-14-1993	U	I	110,000		101	1,400	101	1,400	101	1,400			
		06376	0221	01-29-1987	U	I	86,000	Total	176700	Total	170000	Total	167300				

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 93,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,400 Appraised Land Value (Bldg) 86,700 Special Land Value 0 Total Appraised Parcel Value 181,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 181,600									
Total			0.00															

ASSESSING NEIGHBORHOOD									
Nbhd		Nbhd Name		B		Tracing		Batch	
0001						101		MA	

NOTES									
SHED SZ EST CONFIRM AT CYCLICAL									

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	
201602107	07-01-2016	1	PORCH	5,000	03-21-2016	100	03-21-2016	14X10 SUNROOM	03-21-2017			317	15	PERMIT VISIT	
383	11-25-2006	12	REROOF	4,900				NVC	04-20-2012			317	15	PERMIT VISIT	
257	01-01-1984	MN	Manual Note					SHED	01-25-2007			311	15	PERMIT VISIT	
									03-30-2004			250	22	MAILER SENT	
									12-05-2003			274	2	MEASURED	
									08-16-1991			131	3	MEAS+INSPCTD	
									06-25-1980			500	1	LEFT NOTICE	

LAND LINE VALUATION SECTION																							
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing			Size A	Adj Unit Pric	Land Value		
1	101	ONE FAM	RB				15,000 SF	5.78	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.78	86,700		
Total Card Land Units							0.344	AC	Parcel Total Land Area: 0.3444							Total Land Value							86,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	108.21	
Interior Floor 2			RCN	164,086	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1975	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	93,500	
FBM Sqft	741		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
19	PATIO			L	256	5.75	2002	70	0.00	GD	A	1.00	1,000
02	SHED/FR			L	80	7.48	2013	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	988		26.12	25,805	
CPT	CARPORT	0	312		12.95	4,040	
EFB	ENCL PORCH	0	140		39.10	5,474	
FFL	1ST FLOOR	988	988		130.33	128,766	
Ttl Gross Liv / Lease Area		988	2,428	1,259		164,086	

