

State Use 101
Print Date 12/18/2019 9:07:11 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
RAY HOWARD RAY KELLYE 95 THOMPCKINS AV EAST LONGMEADOW MA 01028 GIS ID F_379362_2856609												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		159100		159,100																	
												RES LAND		101		86700		86,700																	
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		700		700																	
				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		246,500		246,500																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
RAY HOWARD SULLIVAN JOHN F, SULLIVAN MARY G				13585		0002		09-15-2003		U		I		247,000		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				09948		0317		07-31-1997		U		I		96,500				2019		101		155,000		2018		101		144,000		2017		101		145,300	
				03464		0580		10-17-1969		U		I		0						101		84,200				101		84,200		101		82,100			
																				101		700				101		700		101		700			
				Total		0.00												Total		239900		Total		228900		Total		228100							
EXEMPTIONS						OTHER ASSESSMENTS												This signature acknowledges a visit by a Data Collector or Assessor																	
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																			
				Total		0.00														APPRaised VALUE SUMMARY															
																		Appraised BLDG. Value (Card)												159,100					
																		Appraised Xf (B) Value (Bldg)												0					
																		Appraised Ob (B) Value (Bldg)												700					
																		Appraised Land Value (Bldg)												86,700					
																		Special Land Value												0					
																		Total Appraised Parcel Value												246,500					
																		Valuation Method												C					
																		Adjustment																	
																		Net Total Appraised Parcel Value												246,500					
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							
201203321		10-19-2012		12		REROOF		8,190								NVC		06-04-2013						105		13		MISSED APPT							
70		04-01-1992		MN		Manual Note		7,500								FIN BMT		06-04-2013						105		15		PERMIT VISIT							
																		04-08-2004						319		14		INSPECTED							
																		04-05-2004						AO		22		MAILER SENT							
																		03-24-2004						316		2		MEASURED							
																		02-25-1993						131		14		INSPECTED							
																		09-28-1990						131		11		ENTRY DENIED							
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		RC				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	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		82.76
Interior Floor 1	4	CARPET	RCN		279,109
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1960
Heat Type	3	FORCED H/W	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		43
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	2		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		159,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft	959		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
02	SHED/FR			L	64	7.48	1975	60	0.00	AV	A	1.00	300
22	WOOD DK			L	63	9.20	1990	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,278		20.46	26,144	
EFB	ENCL PORCH	0	180		30.64	5,515	
FFL	1ST FLOOR	1,278	1,278		102.13	130,516	
GAR	GARAGE	0	480		40.85	19,608	
HST	HALF STORY	132	264		51.06	13,481	
TQS	3/4 STORY	761	1,014		76.64	77,718	
WDK	WOOD DECK	0	431		14.22	6,128	
Ttl Gross Liv / Lease Area		2,171	4,925	2,733		279,109	

