

State Use 101
Print Date 12/18/2019 1:36:43 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
HUMPHRIES LYNNE ANN 28 HANWARD HILL EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		117000		117,000															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		86800		86,800															
												RESIDNTL.		101		2000		2,000															
				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#																							
GIS ID F_382255_2851722										Total								205,800		205,800													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC				PREVIOUS ASSESSMENTS (HISTORY)															
HUMPHRIES LYNNE ANN HUMPHRIES,W SCOTT & HOLLIS LARRY K + JANE A,				13154 0470		05-01-2003		U		I		1		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				10425 0016		08-28-1998		U		I		140,500				2019		101		113,800		2018		101		105,300		2017		101		105,800	
				03265 0202		06-19-1967		U		I		0						101		84,200				101		84,200				101		82,300	
																		101		2,000				101		2,000				101		2,000	
				Total		0.00										Total		200000		Total		191500		Total		190100							
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description				Amount		Code		Description				YEAR		Amount												Comm Int			
ASSESSING NEIGHBORHOOD																																	
Nbhd			Nbhd Name				B				Tracing				Batch																		
0001											101				MA																		
NOTES																																	
BATH RENOVATED																																	
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					
18		02-01-1989		MN		Manual Note		4,985								RENOVATE		12-19-2014						317		2		MEASURED					
221		01-01-1983		MN		Manual Note										REMODEL		07-09-2004						328		16		FIELDREV CHG					
																		03-22-2004						250		22		MAILER SENT					
																		10-17-2003						274		2		MEASURED					
																		03-16-1996						170		3		MEAS+INSPCTD					
																		01-17-1992						107		22		MAILER SENT					
																		04-11-1990						131		15		PERMIT VISIT					
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				15,300	SF	5.67	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.67	86,800										
Total Card Land Units								0.351	AC	Parcel Total Land Area: 0.3512								Total Land Value								86,800							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 Stories	Units	1	
Foundation	1		MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2	26	WOOD	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		92.17
Interior Floor 1	3	HARDWOOD	RCN		205,196
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		117,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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
07	POOL A-C	OB	Outbuildi	L	24	69.00	1997	50	0.00	FR	A	1.00	800
22	WOOD DK			L	190	9.20	1990	70	0.00	GD	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		21.52	19,625
FFL	1ST FLOOR	1,092	1,092		107.83	117,748
GAR	GARAGE	0	240		43.13	10,351
HST	HALF STORY	456	912		53.91	49,169
WDK	WOOD DECK	0	551		15.07	8,303
Ttl Gross Liv / Lease Area		1,548	3,707	1,903		205,196

