

State Use 101
Print Date 12/18/2019 2:01:23 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
SMITH JONATHAN K SMITH TINA A 27 RANKIN AVE EAST LONGMEADOW MA 01028 GIS ID F_382409_2850901 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	120300		120,300									
												RES LAND		101	87000		87,000									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1700		1,700									
				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		209,000		209,000								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
SMITH JONATHAN K NOSSAL PETER C				10014 03267		0049 0029		09-30-1997 06-26-1967		U U		I I		133,500 0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
																		2019	101	117,000	2018	101	108,200	2017	101	108,700
																			101	84,400		101	84,400		101	82,500
																			101	1,700		101	1,700		101	1,700
																				Total	203100	Total	194300	Total	192900	
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														
Nbhd				Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)								120,300						
0001								101		MA		Appraised Xf (B) Value (Bldg)								0						
												Appraised Ob (B) Value (Bldg)								1,700						
												Appraised Land Value (Bldg)								87,000						
												Special Land Value								0						
												Total Appraised Parcel Value								209,000						
												Valuation Method								C						
												Adjustment														
												Net Total Appraised Parcel Value								209,000						
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			
192		01-01-1984		MN	Manual Note										SHED		01-23-2015				317	14	INSPECTED			
																	01-16-2015				317	2	MEASURED			
																	10-03-2003				274	2	MEASURED			
																	07-18-1998				232	3	MEAS+INSPCTD			
																	02-04-1992				131	3	MEAS+INSPCTD			
																	01-17-1992				107	22	MAILER SENT			
																	02-22-1985				500	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				16,112 SF	5.40	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.40	87,000					
Total Card Land Units							0.370 AC	Parcel Total Land Area: 0.3699							Total Land Value							87,000				

Property Location 27 RANKIN AV
 Vision ID 2038

Account # 2075

Map ID 27/ 65/ 0/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	90.44	
Interior Floor 1	3	HARDWOOD	RCN	211,133	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1939	
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	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	57	
Extra Kitchens	0		RCNLD	120,300	
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	1	YES	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	2002	70	0.00	GD	A	1.00	300
19	PATIO			L	400	5.75	2004	60	0.00	AV	A	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	780		20.91	16,313	
FFL	1ST FLOOR	1,198	1,198		104.57	125,279	
GAR	GARAGE	0	200		41.83	8,366	
TQS	3/4 STORY	585	780		78.43	61,175	
Ttl Gross Liv / Lease Area		1,783	2,958	2,019		211,133	

