

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
ST GERMAIN RYAN M ST GERMAIN KRISTEN N 115 PROSPECT ST EAST LONGMEADOW MA 01028 GIS ID F_381080_2849017												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	247600		247,600												
												RES LAND		101	82600		82,600												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	200		200												
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates 4/30/2012 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
				Total										330,400		330,400													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
ST GERMAIN RYAN M ST GERMAIN RYAN M KATZ JOSEPH NU WAY HOMES INC, STEVENS RICHARD A ,TRUSTEES				21915		0397		10-25-2017		U		I		100		1A		Year		Code		Assessed		Year		Code		Assessed	
				20073		0054		10-25-2013		Q		I		312,000		00		2019		101		241,000		2018		101		225,800	
				19249		0135		05-08-2012		U		I		319,000						101		80,200		2017		101		214,700	
				18898		0470		08-31-2011		U		V		80,000								80,200						78,700	
				16919		0174		09-11-2007		U		I		1		1A													
				Total										321200		Total		306000		Total		293400							
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																							
ASSESSING NEIGHBORHOOD																													
Nbhd				Nbhd Name				B				Tracing				Batch													
0001												101				MA													
NOTES																													
SUB DIV #772																Appraised BLDG. Value (Card) 247,600													
																Appraised Xf (B) Value (Bldg) 0													
																Appraised Ob (B) Value (Bldg) 200													
																Appraised Land Value (Bldg) 82,600													
																Special Land Value 0													
																Total Appraised Parcel Value 330,400													
																Valuation Method C													
																Adjustment													
																Net Total Appraised Parcel Value 330,400													
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	
201702139		08-08-2017		91		INSULATION		3,025				0				CO 4-30-12. 42 X 32		08-19-2019						334		2		MEASURED	
257		08-25-2011		2		DWELLING		150,000										04-30-2012						400		25		OC VISIT	
																		04-27-2012						317		15		PERMIT VISIT	
																		04-27-2012						317		3		MEAS+INSPCTD	
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				29,929	SF	3.07		1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	2.76		82,600		
Total Card Land Units								0.687	AC	Parcel Total Land Area: 0.6871								Total Land Value										82,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	87.23	
Interior Floor 2	4	CARPET	RCN	257,964	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2011	
AC Type	03	FULL	Effective Year Built	2014	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	4	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	96	
Extra Kitchen St			RCNLD	247,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	48	7.48	2015	60	0.00	AV	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	798		22.87	18,247	
BNT	BSMT ENTRY	0	30		7.60	228	
CFL	CATHEDRAL CE	64	64		117.61	7,527	
FFL	1ST FLOOR	746	746		114.04	85,076	
GAR	GARAGE	0	446		45.51	20,300	
OPF	OPEN PORCH	0	132		11.23	1,483	
SFL	2ND FLOOR	1,070	1,070		114.04	122,025	
WDK	WOOD DECK	0	192		16.04	3,079	
Ttl Gross Liv / Lease Area		1,880	3,478	2,262		257,964	

