

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
CAVANAUGH DIANE S FITZGERALD MICHAEL 50 GERRARD AV EAST LONGMEADOW MA 01028 GIS ID F_375434_2855148												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	133200		133,200														
												RES LAND		101	63600		63,600														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	400		400														
				SUPPLEMENTAL DATA																											
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
																Total		197,200		197,200											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
CAVANAUGH DIANE S CAVANAUGH DIANE S BERNECHE MAY E + RONALD H BERNECHE MAY E				22256 0261		07-09-2018		U		I		100		1A		Year		Code		Assessed		Year		Code		Assessed					
				09543 0555		07-01-1996		U		I		92,500		1		2019		101		129,600		2018		101		134,500					
				08590 0129		10-08-1993		U		I		1		1A				101		61,700				101		61,700					
				02452 0582		03-01-1956		U		I		0						101		400				101		400					
																Total		191700		Total		196600		Total		188800					
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																		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 133,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 63,600 Special Land Value 0 Total Appraised Parcel Value 197,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 197,200													
Nbhd		Nbhd Name		B		Tracing		Batch																							
0001						101		MF																							
NOTES																															
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			
																		03-07-2018						333		3		MEAS+INSPCTD			
																		04-08-2004						316		2		MEASURED			
																		05-20-1992						170		3		MEAS+INSPCTD			
																		06-26-1990						131		2		MEASURED			
																		05-27-1980						500		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				6,750	SF	12.39	0.760	3	LAND	1.00	MF	1.00			0			1.000	9.42	63,600							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
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	8	BRICK VENR	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		96.93
Interior Floor 1	5	LINO/VINYL	RCN		190,273
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1957
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		133,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	863		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	0		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	80	7.48	2010	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	1,233		23.06	28,432	
FFL	1ST FLOOR	1,233	1,233		115.11	141,928	
GAR	GARAGE	0	375		46.04	17,266	
OPF	OPEN PORCH	0	230		11.51	2,647	
Ttl Gross Liv / Lease Area		1,233	3,071	1,653		190,273	

