

State Use 101
Print Date 12/18/2019 3:09:32 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																													
WESTCOTT BRUCE S WESTCOTT ROSANNE M 5 LULL ST EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		204600		204,600																							
												RES LAND		101		65800		65,800																							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		600		600																							
				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_375611_2854302				Total				271,000				271,000																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
WESTCOTT BRUCE S FEDERAL NATIONAL,MORTGAGE ASSOCIA PIXLEY KENNETH A + SANDRA J,				10460 0255		09-25-1998		U		I		64,500		1S		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed									
				10350 0510		07-01-1998		U		I		54,000		1L		2019		101		199,400		2018		101		213,400		2017		101		212,000									
				05614 0373		05-18-1984		U		I		40						101		63,800				101		63,800				101		60,400									
																		101		600				101		600				101		600									
																Total		263800		Total		277800		Total		273000															
EXEMPTIONS						OTHER ASSESSMENTS												This signature acknowledges a visit by a Data Collector or Assessor																							
Year		Code		Description				Amount		Code		Description				YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 204,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 600 Appraised Land Value (Bldg) 65,800 Special Land Value 0 Total Appraised Parcel Value 271,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 271,000																			
Total				0.00																																					
ASSESSING NEIGHBORHOOD																																									
Nbhd			Nbhd Name				B				Tracing				Batch																										
0001											101				MF																										
NOTES																																									
SUB DIV 1013																																									
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													
365		11-20-2007		4		ADDITION		140,000								GARAGE, FAM RM,		04-15-2016						317		15		PERMIT VISIT													
231		09-16-1999		4		ADDITION		90,000								WDSTV+FLUE		03-12-2015						105		1		LEFT NOTICE													
305		01-01-1985		MN		Manual Note										WOOD STOVE		04-04-2014						317		15		PERMIT VISIT													
20		01-01-1985		MN		Manual Note												05-10-2013						105		15		PERMIT VISIT													
																		02-10-2012						317		15		PERMIT VISIT													
																		11-23-2010						311		15		PERMIT VISIT													
																		12-02-2009						317		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								14,625 SF		5.92		0.760		3		LAND		1.00		MF		1.00				0				1.000		4.50		65,800	
Total Card Land Units 0.336 AC Parcel Total Land Area: 0.3357																		Total Land Value 65,800																							

Property Location 5 LULL ST
Vision ID 2483

Account # 2526

Map ID 2C/ 20/ C/ I

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	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
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	62.66	
Interior Floor 1	3	HARDWOOD	RCN	372,021	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1925	
Heat Type	3	FORCED H/W	Effective Year Built	1988	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	2		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %	30	
Extra Fixtures	2		Functional Obsol	15	
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	55	
Extra Kitchens	1		RCNLD	204,600	
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft	1384		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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	96	7.48	2007	70	0.00	GD	G	1.25	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,977		16.07	31,766	
BNT	BSMT ENTRY	0	36		4.47	161	
FFL	1ST FLOOR	2,131	2,131		80.42	171,374	
GAR	GARAGE	0	460		32.17	14,797	
OPF	OPEN PORCH	0	24		6.70	161	
SFL	2ND FLOOR	1,809	1,809		80.42	145,479	
WDK	WOOD DECK	0	736		11.25	8,283	
Ttl Gross Liv / Lease Area		3,940	7,173	4,626		372,021	

