

State Use 101
Print Date 12/18/2019 3:28:36 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
CUNNINGHAM PAUL S CUNNINGHAM SUSAN L 40 VILLANOVA ST SPRINGFIELD MA 01108 GIS ID F_374449_2852883												Description		Code		Appraised			Assessed			1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		114600			114,600							
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		79400			79,400							
												RESIDENTL.		101		400			400							
				SUPPLEMENTAL DATA																						
Alt Prcl ID SP Permit HO - DISCONTINUE Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		194,400			194,400											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
CUNNINGHAM PAUL S SAFFORD				06703 0000		0326 0000		12-08-1987		U U		V		55,000 0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
																		2019	101	112,200	2018	101	116,000	2017	101	112,200
																			101	77,000		101	77,000		101	75,200
																			101	400		101	400		101	400
Total		189600		Total		193400		Total		187800																
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				NA														
NOTES																										
												Appraised BLDG. Value (Card)										114,600				
												Appraised Xf (B) Value (Bldg)										0				
												Appraised Ob (B) Value (Bldg)										400				
												Appraised Land Value (Bldg)										79,400				
												Special Land Value										0				
												Total Appraised Parcel Value										194,400				
												Valuation Method										C				
												Adjustment														
												Net Total Appraised Parcel Value										194,400				
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								
201402573	10-01-2014	91	INSULATION		2,000			0			NVC DEMO GAR. ADDITION	03-14-2018				333	4	INFO AT DOOR								
278	10-17-2003	25	WINDOWS		5,725							10-02-2006				250	6	INFO BY PHON								
263	09-01-1994	MN	Manual Note		375							04-09-2004				319	2	MEASURED								
50	03-01-1988	MN	Manual Note		24,000							01-28-2004				296	15	PERMIT VISIT								
												01-11-1995	107	15	PERMIT VISIT											
												05-21-1992	131	14	INSPECTED											
												08-17-1990	131	2	MEASURED											
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				10,000	SF	8.48	1.040	6	LAND	0.90	NA	1.00	CLOC		0		1.000	7.94	79,400				
Total Card Land Units							0.230	AC	Parcel Total Land Area: 0.2296							Total Land Value							79,400			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	1	DRYWALL		0	
Interior Floor 1	4	CARPET	COST / MARKET VALUATION		
Interior Floor 2	3	HARDWOOD	Adj Base Rate	82.43	
Heat Fuel	2	GAS	RCN	163,785	
Heat Type	1	FORCED H/A	Net Other Adj		
AC Type	01	NONE	Year Built	1924	
Bedrooms	4		Effective Year Built	1988	
Full Baths	2		Depreciation Code	GD	
Half Baths	0		Remodel Rating	04	
Extra Fixtures	0		Year Remodeled	1988	
Total Rooms	6		Depreciation %	30	
Bath Style	A	AVERAGE	Functional Obsol		
Half Bath Style			External Obsol		
Kitchens	1		Cost Trend Factor	1	
Kitchen Style	A	AVERAGE	Condition		
Extra Kitchens	0		% Complete		
Extra Kitchen St			Overall % Condition	70	
FBM Sqft			RCNLD	114,600	
FBM Quality			Dep % Ovr		
Fireplaces	0		Dep Ovr Comment		
WS Flues	1		Misc Imp Ovr		
Central Vac	0	NO	Misc Imp Ovr Comment		
Frame	1	WOOD	Cost to Cure Ovr		
			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
01	SHED/MTL			L	120	5.18	2003	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	660		19.11	12,614
EFB	ENCL PORCH	0	126		28.82	3,631
FFL	1ST FLOOR	1,300	1,300		95.56	124,224
PAT	PATIO	0	198		4.83	956
UHS	UNFIN HALF STORY	0	660		28.67	18,920
WDK	WOOD DECK	0	256		13.44	3,440
Ttl Gross Liv / Lease Area		1,300	3,200	1,714		163,785

