

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
WANG MENG LAI HUI ZHEN LAN 291 NORTH MAIN ST. EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	87200		87,200																				
												RES LAND		101	75500		75,500																				
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	4200		4,200																				
				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_379025_2854152												Total		166,900		166,900																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
WANG MENG LAI TWOHIG,MARY K HEIRS & DEV OF				17339 03746		0496 0292		06-10-2008 11-03-1972		U U		I I		149,000 0		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed										
																		2019		101	84,800	2018	101	78,200	2017	101	79,000										
																				101	73,300		101	73,300		101	71,600										
																				101	4,200		101	4,200		101	4,100										
																Total		162300		Total		155700		Total		154700											
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																																					
																APPRAISED VALUE SUMMARY																					
																Appraised BLDG. Value (Card) 87,200																					
																Appraised Xf (B) Value (Bldg) 0																					
																Appraised Ob (B) Value (Bldg) 4,200																					
																Appraised Land Value (Bldg) 75,500																					
																Special Land Value 0																					
																Total Appraised Parcel Value 166,900																					
																Valuation Method C																					
																Adjustment																					
																Net Total Appraised Parcel Value 166,900																					
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									
201902679		08-14-2019		21		SIDING		3,500				0						02-24-2017						119		3		MEAS+INSPCTD									
																		04-29-2004						317		14		INSPECTED									
																		04-02-2004						250		22		MAILER SENT									
																		03-22-2004						317		2		MEASURED									
																		04-01-1992						107		22		MAILER SENT									
																		10-09-1990						131		2		MEASURED									
																		06-19-1980						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				7,500	SF	11.18	1.000	5	LAND	1.00	MA	1.00				0	TRF3	0.9	1.000	10.06	75,500												
																		Total Card Land Units 0.172 AC Parcel Total Land Area: 0.1722										Total Land Value 75,500									

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	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
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		97.22
Interior Floor 1	3	HARDWOOD	RCN		167,691
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	1		Functional Obsol		
Total Rooms	5		External Obsol		5
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		52
Extra Kitchens	0		RCNLD		87,200
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	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
03	GARAGE	OB	Outbuildi	L	240	28.18	1960	60	0.00	AV	A	1.00	4,100
19	PATIO			L	30	5.75	1980	60	0.00	AV	A	1.00	100

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	988		22.20	21,931
EFB	ENCL PORCH	0	96		33.46	3,212
FFL	1ST FLOOR	988	988		110.76	109,431
OPF	OPEN PORCH	0	30		11.08	332
UHS	UNFIN HALF STORY	0	988		33.18	32,785
Ttl Gross Liv / Lease Area		988	3,090	1,514		167,691

