

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
PAYER PHILIP M JR + OMEDELI 47 AVERY ST EAST LONGMEADOW MA 01028 GIS ID F_375462_2852586												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	181900		181,900										
												RES LAND		101	81200		81,200										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	9500		9,500										
				SUPPLEMENTAL DATA								Total		272,600		272,600											
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)														
PAYER PHILIP M JR + OMEDELI CZUPRYNA JOHN				20634 05272		0557 0002		03-24-2015 06-24-1982		Q U	I I	245,000 0		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
															2019	101	177,300	2018	101	163,600	2017	101	160,200				
																101	78,800		101	78,800		101	76,700				
																101	9,500		101	9,600		101	9,600				
													Total	265600	Total		252000		Total		246500						
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																											
												APPROAISED VALUE SUMMARY															
												Appraised BLDG. Value (Card)												181,900			
												Appraised Xf (B) Value (Bldg)												0			
												Appraised Ob (B) Value (Bldg)												9,500			
												Appraised Land Value (Bldg)												81,200			
												Special Land Value												0			
												Total Appraised Parcel Value												272,600			
												Valuation Method												C			
												Adjustment															
												Net Total Appraised Parcel Value												272,600			
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			
201900537		02-21-2019		91			4,000				0				IG POOL SFR		03-21-2018					333	2	MEASURED			
78		01-01-1986		MN	Manual Note								04-06-2004							311	3	MEAS+INSPCTD					
138		01-01-1984		MN	Manual Note								05-06-1992							107	22	MAILER SENT					
													08-31-1990							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		RB				15,000 SF		5.78	1.040	6	LAND	0.90	NA	1.00	TOP2		0			1.000	5.41	81,200			
Total Card Land Units								0.344	AC	Parcel Total Land Area: 0.3444				Total Land Value										81,200			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	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		93.90
Interior Floor 1	4	CARPET	RCN		227,372
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1984
Heat Type	3	FORCED H/W	Effective Year Built		1998
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		20
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		80
Extra Kitchens	0		RCNLD		181,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft	728		Dep Ovr Comment		
FBM Quality	3		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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1987	60	0.00	AV	A	1.00	8,900
02	SHED/FR			L	140	7.48	2002	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
FFL	1ST FLOOR	1,532	1,532		114.78	175,837
LLV	LOWR LEVEL	0	1,404		28.69	40,287
OPF	OPEN PORCH	0	176		11.74	2,066
PAT	PATIO	0	832		5.79	4,821
WDK	WOOD DECK	0	272		16.03	4,362
Ttl Gross Liv / Lease Area		1,532	4,216	1,981		227,372

