

State Use 101
Print Date 12/19/2019 9:05:18 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
SHEPARD DIANE M 73 MEADOW RD EAST LONGMEADOW MA 01028 GIS ID F_384710_2854521												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		116400		116,400															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		104200		104,200															
												RESIDNTL.		101		200		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#																									
												Total		220,800		220,800																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
SHEPARD DIANE M SHEPARD ANTHONY W + DIANE M, WHITTEMORE ANNIE H HEIRS				12009 0086		12-03-2001		U		I		1		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				10031 0588		10-15-1997		U		I		111,000				2019		101		107,000		2018		101		99,000		2017		101		99,600	
				02467 0465		05-15-1956		U		I		0						101		101,100				101		101,100				101		99,000	
																Total		208100		Total		200100		Total		198600							
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			MG																					
NOTES																																	
																		Appraised BLDG. Value (Card)										116,400					
																		Appraised Xf (B) Value (Bldg)										0					
																		Appraised Ob (B) Value (Bldg)										200					
																		Appraised Land Value (Bldg)										104,200					
																		Special Land Value										0					
																		Total Appraised Parcel Value										220,800					
																		Valuation Method										C					
																		Adjustment															
																		Net Total Appraised Parcel Value										220,800					
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					
201902565		08-01-2019		62		SOLAR		26,334				0						08-05-2019						334		3		MEAS+INSPCTD					
																		12-28-2012						317		15		PERMIT VISIT					
																		12-18-2002						250		22		MAILER SENT					
																		12-12-2002						274		2		MEASURED					
																		07-20-1998						232		3		MEAS+INSPCTD					
																		02-18-1992						170		3		MEAS+INSPCTD					
																		10-19-1980						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		RA				17,335	SF	5.05	1.190	7	LAND	1.00	MG	1.00			0		1.000	6.01	104,200										
Total Card Land Units								0.398	AC	Parcel Total Land Area: 0.3980								Total Land Value								104,200							

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	1.75	1 3/4 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	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	Adj Base Rate		92.30
Interior Floor 1	3	HARDWOOD	RCN		204,147
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1955
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		116,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	456		Dep Ovr Comment		
FBM Quality	1		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
02	SHED/FR			L	40	7.48	2015	60	0.00	AV	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		21.50	19,607	
FFL	1ST FLOOR	1,032	1,032		107.73	111,177	
GAR	GARAGE	0	336		42.96	14,436	
TQS	3/4 STORY	342	456		80.80	36,843	
UTQ	UNFIN TQS	0	456		48.43	22,085	
Ttl Gross Liv / Lease Area		1,374	3,192	1,895		204,147	

