

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
WITOWSKI THOMAS T WITOWSKI WINONA M 84 FRANCONIA CR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	155400		155,400												
												RES LAND		101	90300		90,300												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	400		400												
EAST LONGMEADOW MA 01028				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_374864_2851319												Total		246,100		246,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
WITOWSKI THOMAS T GRAY				06688		0450		11-19-1987		U		I		160,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				04210		0010		12-05-1975		U		I		0				2019	101	151,200	2018	101	141,800	2017	101	140,300			
																	101	87,600		101	87,600		101	85,400					
																	101	400		101	400		101	400					
				Total												Total	239200	Total	229800	Total	226100								
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)				155,400											
														Appraised Xf (B) Value (Bldg)				0											
														Appraised Ob (B) Value (Bldg)				400											
														Appraised Land Value (Bldg)				90,300											
														Special Land Value				0											
Total Appraised Parcel Value				246,100																									
Valuation Method				C																									
Adjustment																													
Net Total Appraised Parcel Value				246,100																									
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	
201601876		06-06-2016		12		REROOF		7,700		03-16-2017		100		03-16-2017		NVC		03-16-2017						317		15		PERMIT VISIT	
4		01-01-1984		MN		Manual Note										WOOD STOVE		04-01-2004						311		3		MEAS+INSPCTD	
45		01-01-1983		MN		Manual Note										ADDITION		08-22-1990						131		3		MEAS+INSPCTD	
																		01-04-1984						500		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		RB				15,360	SF	5.65	1.040	6	LAND	1.00	NA	1.00				0			1.000	5.88	90,300				
Total Card Land Units								0.353	AC	Parcel Total Land Area: 0.3526								Total Land Value								90,300			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	Percentage
Exterior Wall 2	1	WOOD SHING	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		91.21
Interior Floor 1	3	HARDWOOD	RCN		210,038
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1975
Heat Type	6	ELECTRC BB	Effective Year Built		1992
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		26
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		74
Extra Kitchens	0		RCNLD		155,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	586		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues	3		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	80	7.48	1977	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	1,464		21.37	31,287	
FFL	1ST FLOOR	1,488	1,488		106.78	158,890	
GAR	GARAGE	0	322		42.78	13,775	
WDK	WOOD DECK	0	406		14.99	6,087	
Ttl Gross Liv / Lease Area		1,488	3,680	1,967		210,038	

