

Property Location		71 OLD FARM RD		Map ID		42/ 36/ 20/ /		Bldg Name		101		State Use		101	
Vision ID		3565		Account #		3622		Bldg #		1		Sec #		1 of 1	
												Card #		1 of 1	
														Print Date 12/19/2019 10:46:43	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
RAPPAPORT ELIZABETH C RAPPAPORT JONATHAN S 71 OLD FARM RD EAST LONGMEADOW MA 01028 GIS ID F_385510_2843896		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	354000	354,000		
						RES LAND	101	169700	169,700		
						RESIDNTL.	101	16600	16,600		
		DRAINAGE		VIEW	COMMUNITY						
		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				540,300	540,300

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)							
RAPPAPORT ELIZABETH C GALLAGHER JANE K WARD JOSEPH E ETAL D/B/A WARD		20936	0004	10-30-2015	Q	I	518,000	00	Year	Code	Assessed	Year	Code	Assessed	
		08760	0458	03-02-1994	U	V	70,000		2019	101	344,500	2018	101	329,700	
		06972	0245	09-22-1988	U	I	1	1B		101	164,900		101	168,100	
		0000	0000		U		0			101	16,600		101	16,600	
								Total		526000	Total		511200	Total	497900

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor	
Year	Code	Description	Amount	Code	Description	YEAR	Amount		
Total			0.00						

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	B	Tracing
0001			101
Batch			
NS			

NOTES			
SUB DIV #594			

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	
201601177	04-11-2016	91	INSULATION	2,450		0		DWELLING	12-11-2015			317	3	MEAS+INSPCTD	
216	08-20-2001	11	POOL	17,000					01-04-2013			317	2	MEASURED	
18	03-01-1994	MN	Manual Note	165,000					10-11-2002			274	2	MEASURED	
									10-11-2002			250	22	MAILER SENT	
									10-10-2002			274	2	MEASURED	
									02-21-2002			274	15	PERMIT VISIT	
									12-27-1995			107	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	RAA				40,000	SF	2.39	1.750	2	LAND	1.00	NS	1.00		0		1.000	4.18	167,200		
1	101	ONE FAM	RAA				0.350	AC	7,000.00	1.000	0		1.00	NS	1.00		0		1.000	7,000.00	2,500		
Total Card Land Units							1.268	AC	Parcel Total Land Area: 1.2683							Total Land Value							169,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 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		74.66
Interior Floor 1	3	HARDWOOD	RCN		384,802
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1994
Heat Type	1	FORCED H/A	Effective Year Built		2010
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		8
Extra Fixtures	2		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		92
Extra Kitchens	0		RCNLD		354,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft	704		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	800	29.00	2001	70	0.00	GD	A	1.00	16,200
02	SHED/FR			L	80	7.48	2001	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,408		21.59	30,396
FFL	1ST FLOOR	1,419	1,419		107.79	152,951
GAR	GARAGE	0	576		43.04	24,791
HST	HALF STORY	416	832		53.89	44,840
OPF	OPEN PORCH	0	64		10.11	647
SFL	2ND FLOOR	1,152	1,152		107.79	124,171
WDK	WOOD DECK	0	464		15.10	7,006
Ttl Gross Liv / Lease Area		2,987	5,915	3,570		384,802

