

Property Location		25 OLD PASTURE DR		Map ID		42/ 41/ 39/ /		Bldg Name		State Use 101		Vision ID		3571		Account #		3628		Bldg #		1		Sec #		1 of 1		Card #		1 of 1		Print Date 12/19/2019 10:47:41							
CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																											
DANIEL SHAJI P DANIEL SHAJI ANNIE 25 OLD PASTURE DR EAST LONGMEADOW MA 01028 GIS ID F_384425_2844316				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																			
												RESIDENTL.		101		340500		340,500																					
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		167600		167,600																					
				SUPPLEMENTAL DATA										Total		508,100		508,100																					
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)																							
DANIEL SHAJI P TORCIA JOSEPH A + REBECCA N, KANE MICHAEL J PROSPECT PARTNERSHIP THE WARD JOSEPH E ETAL D/B/A				17883 0076		07-09-2009		U		I		461,000				Year		Code		Assessed		Year		Code		Assessed													
				09402 0128		02-29-1996		U		V		82,000				2019		101		331,600		2018		101		313,400													
				09276 0589		10-13-1995		U		V		1		1B				101		162,800		2017		101		166,000													
				09018 0022		12-15-1994		U		V		602,840		1																									
				06972 0245		09-22-1988		U		I		1		1B																									
Total														Total		494400		Total		476200		Total		453600															
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																		APPRAISED VALUE SUMMARY																					
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										340,500																			
0001						101		NS		Appraised Xf (B) Value (Bldg)										0																			
																		Appraised Ob (B) Value (Bldg)		0																			
																		Appraised Land Value (Bldg)		167,600																			
																		Special Land Value		0																			
																		Total Appraised Parcel Value		508,100																			
																		Valuation Method		C																			
																		Adjustment																					
																		Net Total Appraised Parcel Value		508,100																			
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											
201602477		09-13-2016		7		REMODEL		15,000		04-05-2017		100		04-05-2017		FINISH BMT (EST 4/		04-05-2017						317		15		PERMIT VISIT											
14		02-23-1996		MN		Manual Note		180,000		10-13-2013		0		10-13-2013		DWELLING		10-18-2013						317		2		MEASURED											
																		10-08-2002						274		3		MEAS+INSPCTD											
																		12-26-1996						200		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		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								0.050 AC		7,000.00		1.000		0				1.00		NS		1.00				0		1.000		7,000.00		400	
Total Card Land Units														0.968		AC		Parcel Total Land Area:				0.9683				Total Land Value										167,600			

Property Location 25 OLD PASTURE DR
 Vision ID 3571 Account # 3628

Map ID 42/ 41/ 39/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 10:47:41

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	2.50	2 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	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		76.12
Interior Floor 1	4	CARPET	RCN		391,407
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1996
Heat Type	1	FORCED H/A	Effective Year Built		2005
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	2		Depreciation %		13
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		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		87
Extra Kitchens	0		RCNLD		340,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	850		Dep Ovr Comment		
FBM Quality	4		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,304		22.56	29,415	
FFL	1ST FLOOR	1,304	1,304		112.70	146,961	
GAR	GARAGE	0	548		45.04	24,681	
HST	HALF STORY	408	816		56.35	45,982	
OPF	OPEN PORCH	0	80		11.27	902	
SFL	2ND FLOOR	1,036	1,036		112.70	116,757	
UAT	UNFIN ATTC	0	1,036		22.52	23,329	
WDK	WOOD DECK	0	216		15.65	3,381	
Ttl Gross Liv / Lease Area		2,748	6,340	3,473		391,407	

