Property Location 22 CEDAR HILL RD | Map ID 15/ 22/ 52/ / | Bldg Name | State Use 101
Vision ID 389 | Account # 398 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 12/18/2019 9:38:47 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
BROOKS ROLAND F JR				
BROOKS DIANE L	TOPO WET	EASEMENT	TRAFFIC	CORNER
22 CEDAR HILL RD	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

GIS ID F_378291_2851492

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	139700	139,700
RES LAND	101	89900	89,900
RESIDNTL.	101	400	400
Total		230,000	230,000

1006

EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
BROOKS ROLAND F JR	08579	0518	09-30-1993	U	I	146,500	
BOTTA JEFFREY C +	6181	0233	08-06-1986	U	I	115,900	
DALE LLOYD	03133	0379	08-17-1965	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2019	101	135,800	2018	101	125,500	2017	101	122,700
	101	87,200		101	87,200		101	85,300
	101	400		101	400		101	400
	Total	223400		Total	213100		Total	208400

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	MA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	139,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	400
Appraised Land Value (Bldg)	89,900
Special Land Value	0
Total Appraised Parcel Value	230,000
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	230,000

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201802263	07-02-2018	12	REROOF	3,750	06-03-2019	100	06-03-2019	
397	12-09-2010	21	SIDING	15,651				
251	08-08-2008	12	REROOF	11,000				
29	01-01-1987	MN	Manual Note					REMODEL

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
07-08-2019		1	334	3	MEAS+INSPCTD
06-03-2019			400	15	PERMIT VISIT
02-03-2012			317	15	PERMIT VISIT
01-14-2011			317	15	PERMIT VISIT
12-12-2008			317	15	PERMIT VISIT
12-12-2008			317	15	PERMIT VISIT
03-05-2004			311	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	RC				24,507	SF	3.67	1.000	5	LAND	1.00	MA	1.00			0			1.000	3.67	89,900
Total Card Land Units							0.563	AC	Parcel Total Land Area:			0.5626									Total Land Value		89,900

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.50	1 1/2 STORIES
Foundation	2	CONC BLOCK
Exterior Wall 1	4	VINYL
Exterior Wall 2	1	WOOD SHING
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	6	CERAMIC TL
Interior Floor 2	3	HARDWOOD
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	4	
Full Baths	1	
Half Baths	1	
Extra Fixtures	0	
Total Rooms	7	
Bath Style	A	AVERAGE
Half Bath Style	A	AVERAGE
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
Fireplaces	1	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

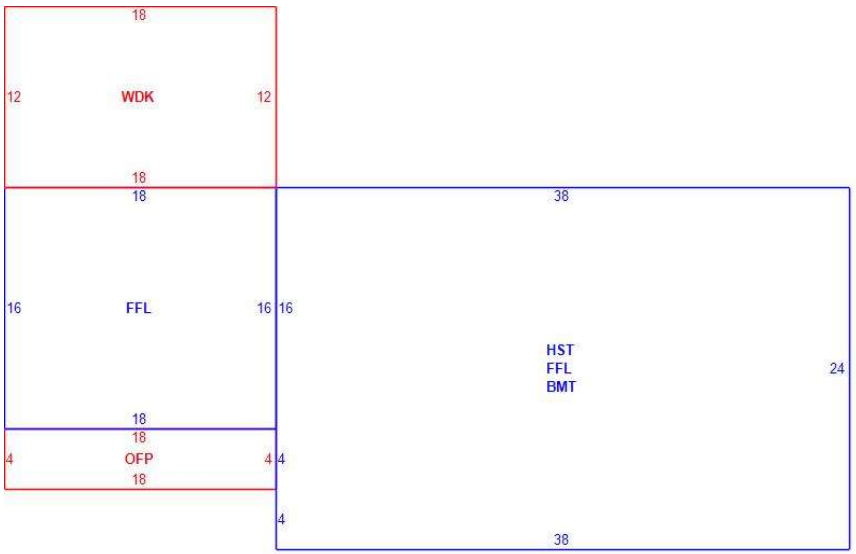
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	92.66
RCN	199,550
Net Other Adj	
Year Built	1963
Effective Year Built	1988
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	139,700
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



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	1989	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	912		21.24	19,370
FFL	1ST FLOOR	1,200	1,200		106.43	127,712
HST	HALF STORY	456	912		53.21	48,531
OFP	OPEN PORCH	0	72		10.35	745
WDK	WOOD DECK	0	216		14.78	3,193
	Ttl Gross Liv / Lease Area	1,656	3,312	1,875		199,550