

State Use 101
Print Date 12/18/2019 9:43:04 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
VIGGERS WALTER P 50 LINDEN AVENUE EAST LONGMEADOW MA 01028 GIS ID F_378955_2851829												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		64200		64,200															
												RES LAND		101		83700		83,700															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		500		500															
				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		148,400		148,400															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
VIGGERS WALTER P CZAPLICKI KEVIN J SPEAR RICHARD A				09140 0530		05-26-1995		U		I		92,400				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				08996 0172		11-18-1994		U		I		47,500				2019		101		62,700		2018		101		57,500		2017		101		55,300	
				03743 0512		10-27-1972		U		I		0						101		81,300				101		81,300		101		79,500			
																		101		500				101		500		101		300			
				Total												Total		144500		Total		139300		Total		135100							
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 Appraised BLDG. Value (Card) 64,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 83,700 Special Land Value 0 Total Appraised Parcel Value 148,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 148,400																	
Nbhd				Nbhd Name				B				Tracing														Batch							
0001												101														MA							
NOTES																																	
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					
326		12-01-1994		MN		Manual Note		18,000								REMODEL		02-17-2017						119		14		INSPECTED					
																		02-03-2017						119		2		MEASURED					
																		04-21-2004						319		14		INSPECTED					
																		04-02-2004						250		22		MAILER SENT					
																		03-09-2004						311		2		MEASURED					
																		12-14-1995						107		15		PERMIT VISIT					
																		01-17-1995						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		RC				7,000	SF	11.96	1.000	5	LAND	1.00	MA	1.00				0		1.000	11.96		83,700								
Total Card Land Units								0.161	AC	Parcel Total Land Area: 0.1607								Total Land Value								83,700							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	15	OLD STYLE	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	2	CONC BLOCK	MIXED USE			
Exterior Wall 1	1	WOOD SHING	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	3	GAMBREL				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		94.88	
Interior Floor 1	4	CARPET	RCN		112,599	
Interior Floor 2			Net Other Adj			
Heat Fuel	1	OIL	Year Built		1930	
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	0		Depreciation %		43	
Extra Fixtures	0		Functional Obsol			
Total Rooms	5		External Obsol			
Bath Style	F	FAIR	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	F	FAIR	Overall % Condition		57	
Extra Kitchens	0		RCNLD		64,200	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		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	48	7.48	1996	70	0.00	GD	A	1.00	300
22	WOOD DK			L	48	9.20	1996	50	0.00	FR	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	500		21.95	10,975	
FFL	1ST FLOOR	620	620		109.75	68,042	
TQS	3/4 STORY	306	408		82.31	33,582	
Ttl Gross Liv / Lease Area		926	1,528	1,026		112,599	

