

State Use 101
Print Date 12/19/2019 12:43:40

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
OSHAUGHNESSY WILLIAM F OSHAUGHNESSY PATRICIA L 43 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386158_2845062												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	73500		73,500										
												RES LAND		101	105400		105,400										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	10700		10,700										
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		189,600		189,600									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
OSHAUGHNESSY WILLIAM F				03160 0412		12-20-1965		U		I		0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																2019	101	72,600	2018	101	66,600	2017	101	65,300			
																	101	102,600		101	102,600		101	100,600			
																	101	10,700		101	10,700		101	10,700			
														Total		185900	Total		179900	Total		176600					
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								APPRaised VALUE SUMMARY													
Nbhd				Nbhd Name		B		Tracing				Batch		Appraised BLDG. Value (Card)						73,500							
0001								101				MG		Appraised Xf (B) Value (Bldg)						0							
														Appraised Ob (B) Value (Bldg)						10,700							
														Appraised Land Value (Bldg)						105,400							
														Special Land Value						0							
														Total Appraised Parcel Value						189,600							
														Valuation Method						C							
														Adjustment													
														Net Total Appraised Parcel Value						189,600							
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		
201300041		01-07-2013		GEN		GENERATOR		2,000										07-24-2019					334	2	MEASURED		
																		06-07-2013					317	15	PERMIT VISIT		
																		04-17-2009					317	2	MEASURED		
																		05-21-2002					105	14	INSPECTED		
																		04-26-2002					250	22	MAILER SENT		
																		04-23-2002					274	2	MEASURED		
																		03-04-1992					170	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		RA				40,000	SF	2.39	1.190	7		LAND	1.00	MG	1.00	SHP3			0	TRF2	0.9	1.000	2.56	102,400	
1	101	ONE FAM		RA				0.580	AC	7,000.00	1.000	0			0.75	MG	1.00				0			1.000	5,250.00	3,000	
Total Card Land Units								1.498	AC	Parcel Total Land Area: 1.4983								Total Land Value								105,400	

Property Location 43 LEE ST
Vision ID 4221

Account # 4290

Map ID 53/ 3/ 0/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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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	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	86.80	
Interior Floor 2	2	SOFTWOOD	RCN	116,664	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1927	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	73,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	Cost to Cure Ovr		
Frame	1	WOOD	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
03	GARAGE	OB	Outbuildi	L	704	28.18	1943	50	0.00	FR	F	0.90	8,900
06	CARPORT			L	196	8.63	1980	50	0.00	FR	F	0.90	800
06	CARPORT			L	256	8.63	1980	50	0.00	FR	F	0.90	1,000
GEN	GENERATO			B	1	0.00	1981	63	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	576		20.04	11,546	
EFP	ENCL PORCH	0	128		29.81	3,815	
FFL	1ST FLOOR	576	576		100.40	57,830	
OPF	OPEN PORCH	0	12		8.37	100	
TQS	3/4 STORY	432	576		75.30	43,372	
Ttl Gross Liv / Lease Area		1,008	1,868	1,162		116,664	

