

Property Location 103 LEE ST
 Vision ID 4277

Account # 4346

Map ID 54/ 24/ 3/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 12:53:14

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
SIRARD REALTY TRUST 103 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386371_2843646		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	281000	281,000												
						RES LAND	101	85100	85,100												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA				Total				366,100	366,100										
		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)													
SIRARD REALTY TRUST		10664	0243	02-26-1999	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed							
SIRARD ESTELLE P,		07674	0175	04-10-1991	U	I	1	1A	2019	101	273,300	2018	101	272,000							
SIRARD FREDERICK J +		06619	0105	09-10-1987	U	I	50,000			101	82,700		101	82,700							
SIRARD		06596	0317	08-18-1987	U	I	1						101	265,700							
REILLY		06108	0235	06-06-1986	U	V	160,000						101	81,100							
								Total	356000		Total	354700		Total	346800						
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 281,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 85,100 Special Land Value 0 Total Appraised Parcel Value 366,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 366,100												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MG													
NOTES																					
SUB DIV #517																					
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							
61	03-01-1988	MN	Manual Note	180,000				SFR	07-03-2018			333	2	MEASURED							
									04-10-2009			317	3	MEAS+INSPCTD							
									04-16-2002			274	3	MEAS+INSPCTD							
									03-10-1992			170	3	MEAS+INSPCTD							
									11-30-1988			107	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	RAA				40,000 SF	2.39	1.190	7	LAND	0.81	MG	1.00	TOP2/WET2	0	TRF2	0.9	1.000	2.07	82,800
1	101	ONE FAM	RAA				0.940 AC	7,000.00	1.000	0		0.35	MG	1.00	TOP3/WET4	0			1.000	2,450.00	2,300
Total Card Land Units							1.858	AC	Parcel Total Land Area: 1.8583							Total Land Value					85,100

Property Location 103 LEE ST
Vision ID 4277

Account # 4346

Map ID 54/ 24/ 3/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 12/19/2019 12:53:15

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	26	WOOD	Code	Description	
Exterior Wall 2	16	STONE 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	69.58	
Interior Floor 1	3	HARDWOOD	RCN	342,743	
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1988	
Heat Type	1	FORCED H/A	Effective Year Built	2000	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %	18	
Extra Fixtures	4		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	V	VERY GOOD	Cost Trend Factor	1	
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	82	
Extra Kitchens	0		RCNLD	281,000	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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	2,740		17.98	49,259	
CFL	CATHEDRAL CE	480	480		92.51	44,405	
EPF	ENCL PORCH	0	444		26.93	11,955	
FFL	1ST FLOOR	2,285	2,285		89.89	205,394	
GAR	GARAGE	0	673		35.93	24,180	
WDK	WOOD DECK	0	598		12.63	7,551	
Ttl Gross Liv / Lease Area		2,765	7,220	3,813		342,743	

