

State Use 101
Print Date 12/19/2019 3:41:52 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
SAND CHRISTOPHER J 5 MARSHALL ST EAST LONGMEADOW MA 01028 GIS ID F_376617_2848301												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		116600		116,600															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		82800		82,800															
												RESIDENTL.		101		600		600															
				SUPPLEMENTAL DATA																													
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total										200,000		200,000											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
SAND CHRISTOPHER J SAND CHRISTOPHER J , SAND JOHN E				18927 0186		09-26-2011		U		I		0		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				08021 0361		04-22-1992		U		I		117,000		1A		2019		101		113,300		2018		101		104,700		2017		101		105,100	
				03022 0202		04-17-1964		U		I		0						101		80,300				101		80,300		101		78,400			
																		101		600				101		600		101		600			
				Total												Total		194200		Total		185600		Total		184100							
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												APPROAISED VALUE SUMMARY															
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										116,600													
0001						101		MA		Appraised Xf (B) Value (Bldg)										0													
										Appraised Ob (B) Value (Bldg)										600													
										Appraised Land Value (Bldg)										82,800													
										Special Land Value										0													
										Total Appraised Parcel Value										200,000													
										Valuation Method										C													
										Adjustment																							
										Net Total Appraised Parcel Value										200,000													
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					
201602260		08-01-2016		62		SOLAR		20,000		03-16-2017		100		03-16-2017		16` X 20` FAM RM & 98 BP NVC REM BATH WOOD STOVE		03-16-2017						317		15		PERMIT VISIT					
132		04-26-2006		25		WINDOWS		7,000										01-18-2007						311		3		MEAS+INSPCTD					
112		04-11-2006		4		ADDITION		25,000										12-20-2006						311		15		PERMIT VISIT					
229		10-09-1998		12		REROOF		2,500										12-14-2006						311		15		PERMIT VISIT					
190		08-27-1997		7		REMODEL		16,000										12-14-2006						311		2		MEASURED					
222		10-01-1991		MN		Manual Note		500										01-15-1999						105		15		PERMIT VISIT					
																		01-12-1998						200		14		INSPECTED					
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		RB				16,258	SF	5.36	1.000	5	LAND	0.95	MA	1.00	BCOR			0			1.000	5.09	82,800								
Total Card Land Units								0.373	AC	Parcel Total Land Area: 0.3732								Total Land Value										82,800					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	91.46	
Interior Floor 2	3	HARDWOOD	RCN	204,547	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1957	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	3		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	116,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	0	NO	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
22	WOOD DK			L	96	9.20	2006	70	0.00	GD	A	1.00	600
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1975	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,232		20.95	25,804	
FFL	1ST FLOOR	1,232	1,232		104.90	129,232	
HST	HALF STORY	456	912		52.45	47,833	
OPF	OPEN PORCH	0	160		10.49	1,678	
Ttl Gross Liv / Lease Area		1,688	3,536	1,950		204,547	

