

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
COUGHLIN JOSEPH 57 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_389170_2843784												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	161400		161,400														
												RES LAND		101	111600		111,600														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	8200		8,200														
				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		281,200		281,200															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
COUGHLIN JOSEPH COUGHLIN LINDAA LINDGREN RUTH M,				21398		0553		10-13-2016		U		I		135,000		1A		Year		Code	Assessed		Year		Code	Assessed					
				15771		0462		03-21-2006		U		I		292,500				2019		101	155,800		2018		101	144,100					
				05061		0356		01-29-1981		U		I		0						101	108,800				101	108,800					
																				101	8,200				101	8,200					
				Total		0.00												Total		272800		Total		261100		Total		256900			
EXEMPTIONS								OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor															
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int					
				ASSESSING NEIGHBORHOOD																											
Nbhd		Nbhd Name		B		Tracing		Batch																							
0001						101		MG																							
NOTES																															
SUB DIV #723																Appraised BLDG. Value (Card)										161,400					
																Appraised Xf (B) Value (Bldg)										0					
																Appraised Ob (B) Value (Bldg)										8,200					
																Appraised Land Value (Bldg)										111,600					
																Special Land Value										0					
																Total Appraised Parcel Value										281,200					
																Valuation Method										C					
																Adjustment															
																Net Total Appraised Parcel Value										281,200					
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			
201203247		10-09-2012		4		ADDITION		10,800								RENO EXISTING		08-12-2019						334		3		MEAS+INSPCTD			
167		05-16-2006		10		SHED		7,500								OC 4/3/07 24` X 24`		06-14-2013						105		14		INSPECTED			
																		03-02-2007						311		15		PERMIT VISIT			
																		11-09-2006						311		3		MEAS+INSPCTD			
																		05-03-2000						247		14		INSPECTED			
																		04-24-2000						247		2		MEASURED			
																		03-06-1992						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								2.56		102,400			
1	101	ONE FAM		RA				1.320		AC		7,000.00	1.000	0		1.00	MG	1.00			0 TRF2 0.9				1.000	7,000.00		9,200			
Total Card Land Units								2.238		AC		Parcel Total Land Area: 2.2383				Total Land Value														111,600	

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	Percentage
Exterior Wall 2			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		84.06
Interior Floor 1	3	HARDWOOD	RCN		256,143
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1963
Heat Type	1	FORCED H/A	Effective Year Built		1981
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		63
Extra Kitchens	0		RCNLD		161,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues	1		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	144	7.48	1980	30	0.00	PR	F	0.90	300
32	BARN/LFT			L	576	19.55	2006	70	0.00	GD	A	1.00	7,900

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		19.86	19,069
FFL	1ST FLOOR	1,696	1,696		99.32	168,445
GAR	GARAGE	0	528		39.69	20,956
HST	HALF STORY	480	960		49.66	47,673
	Ttl Gross Liv / Lease Area	2,176	4,144	2,579		256,143

