

State Use 101
Print Date 12/19/2019 5:22:00 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
MIDGHALL MEGHAN T MIDGHALL ALICIA L 19 LENOX CR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	232600		232,600																		
												RES LAND		101	115900		115,900																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900		900																		
				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		349,400		349,400																	
GIS ID F_390690_2854155																																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
MIDGHALL MEGHAN T BERARDI GIUSEPPE MCGILLIVRAY,ANDREW J TOMAINO,JULIA C				38007		LC		08-27-2018		Q		I		390,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				33588		LC		02-11-2008		U		I		325,000				2019		101		226,400		2018		101		210,100		2017		101		205,000	
				LC-32		0		07-24-2006		U		I		340,000						101		112,500				101		112,500				101		110,100	
				LC00		0		08-22-1983		U		I		106,500								900				101		900				101		900	
				Total		0.00												Total		339800		Total		323500		Total		316000							
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) 232,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 115,900 Special Land Value 0 Total Appraised Parcel Value 349,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 349,400																	
Nbhd		Nbhd Name				B		Tracing				Batch																							
0001								101				NG																							
NOTES																																			
EXPOSED BEAMS MANY UPDATES COND VERY GOOD																																			
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										
																		08-20-2014		01			400	3	MEAS+INSPECTD										
																		09-21-2006					311	14	INSPECTED										
																		09-14-2006					311	2	MEASURED										
																		01-18-2000					247	3	MEAS+INSPECTD										
																		03-11-1992					170	3	MEAS+INSPECTD										
																		01-29-1981					500	3	MEAS+INSPECTD										
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				33,994	SF	2.75	1.240	8	LAND	1.00	NG	1.00			0			1.000	3.41	115,900											
Total Card Land Units								0.780	AC	Parcel Total Land Area: 0.7804								Total Land Value								115,900									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	06	COLONIAL	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C+	AVG. (+)	#Heat Sys	1.00		
Stories	2.00	2 STORY	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		84.27	
Interior Floor 1	3	HARDWOOD	RCN		283,648	
Interior Floor 2	6	CERAMIC TL	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1978	
Heat Type	1	FORCED H/A	Effective Year Built		2000	
AC Type	03	FULL	Depreciation Code		GV	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		18	
Extra Fixtures	2		Functional Obsol			
Total Rooms	8		External Obsol			
Bath Style	G	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		232,600	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	360		Dep Ovr Comment			
FBM Quality	3		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
02	SHED/FR			L	140	7.48	1998	70	0.00	GD	G	1.25	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,158		22.23	25,746	
FFL	1ST FLOOR	1,158	1,158		110.97	128,507	
GAR	GARAGE	0	506		44.30	22,417	
OFP	OPEN PORCH	0	72		10.79	777	
PAT	PATIO	0	680		5.55	3,773	
SFL	2ND FLOOR	884	884		110.97	98,100	
WDK	WOOD DECK	0	280		15.46	4,328	
Ttl Gross Liv / Lease Area		2,042	4,738	2,556		283,648	

