

State Use 101
Print Date 12/19/2019 6:10:21 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
OSBORNE LEON A OSBORNE WENDY E 10 SHELBY LN EAST LONGMEADOW MA 01028 GIS ID F_390610_2846216												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	262800		262,800							
				DRAINAGE				VIEW		COMMUNITY		RES LAND	101	112400		112,400							
												RESIDNTL.	101	2200		2,200							
				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		377,400		377,400					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
OSBORNE LEON A MOORE WINSTON E, MORRISINO FRANK P JR +, THREE R GENERAL CONTRACT PUNDERSON RICHARD				19903	0273	07-02-2013	Q	I	320,000		00	Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				17403	0330	07-21-2008	U	I	320,000		2019			101	255,000	2018	101	236,200	2017	101	232,800		
				09003	0258	11-29-1994	U	V	55,000		101			101	109,500	101	109,500	101	107,100				
				08978	0202	10-27-1994	U	V	112,000		101			101	2,200	101	2,200	101	2,200				
				0000	0000		U		0		Total			366700	Total	347900	Total	342100					
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 BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value					
Nbhd		Nbhd Name			B			Tracing			Batch												
0001								101			NG												
NOTES																							
SUB DIV #761																							
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					
201802481	07-25-2018	17	DECK		1,500		05-30-2019	100	05-30-2019		12X12 REPLACE E		05-30-2019			334	15	PERMIT VISIT					
201401687	05-27-2014	11	POOL		5,980		04-06-2015	100	04-06-2015		24' ROUND ABOVE		04-06-2015			317	15	PERMIT VISIT					
201401009	04-16-2014	GEN	GENERATOR		8,700		06-02-2014	100	06-02-2014				06-02-2014			317	15	PERMIT VISIT					
205	07-17-2002	11	POOL		4,500								02-06-2009			317	3	MEAS+INSPCTD					
156	07-15-1997	MN	Manual Note		2,000						DECK		04-27-2006			311	3	MEAS+INSPCTD					
305	11-19-1994	MN	Manual Note		185,000						DWELLING		03-06-2003			274	15	PERMIT VISIT					
													12-20-1999			247	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				26,832 SF	3.38	1.240	8	LAND	1.00	NG	1.00			0		1.000	4.19	112,400		
Total Card Land Units							0.616 AC	Parcel Total Land Area: 0.6160							Total Land Value							112,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	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	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	3	HARDWOOD	Adj Base Rate	80.59	
Interior Floor 2	4	CARPET	RCN	316,583	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1995	
AC Type	03	FULL	Effective Year Built	2001	
Bedrooms	3		Depreciation Code	AG	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %	17	
Total Rooms	10		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	1		Overall % Condition	83	
Extra Kitchen St	F	FAIR	RCNLD	262,800	
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
02	SHED/FR			L	120	7.48	1997	60	0.00	AV	A	1.00	500
07	POOL A-C	OB	Outbuildi	L	24	69.00	2014	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	84	9.20	2002	70	0.00	GD	A	1.00	500
GEN	GENERATO			B	1	0.00	2001	83	1.00	00	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,252		20.82	46,893	
FFL	1ST FLOOR	2,280	2,280		104.21	237,594	
GAR	GARAGE	0	576		41.61	23,968	
OPF	OPEN PORCH	0	144		10.13	1,459	
WDK	WOOD DECK	0	456		14.63	6,669	
Ttl Gross Liv / Lease Area		2,280	5,708	3,038		316,583	

