

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
NICHOLS KEITH A NICHOLS JOANNE L 64 HOLLAND DR EAST LONGMEADOW MA 01028 GIS ID F_392719_2855807												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	86600		86,600															
												RES LAND		101	85400		85,400															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	8000		8,000															
				SUPPLEMENTAL DATA								Total		180,000		180,000																
				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)																
NICHOLS KEITH A OLLARI,COLLEEN A CAMPBELL GORDON W + CLARAA,				10617		0227		01-20-1999		U		I		114,000		1A		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
				10076		0151		11-21-1998		U		I		1				2019		101	84,200		2018		101	77,800		2017		101	78,100	
				02216		0440		12-22-1952		U		I		0						101	82,800				101	82,800				101	81,000	
																				101	8,000				101	8,000				101	8,000	
				Total												Total		175000		Total		168600		Total		167100						
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) 86,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 8,000 Appraised Land Value (Bldg) 85,400 Special Land Value 0 Total Appraised Parcel Value 180,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 180,000														
Nbhd		Nbhd Name		B		Tracing		Batch																								
0001						101		MA																								
NOTES																																
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				
201502830		11-17-2015		62		SOLAR		16,900		04-10-2015		100		04-10-2015		ROOF TOP		05-11-2017						317		15		PERMIT VISIT				
201402765		11-01-2014		62		SOLAR		15,300		04-10-2015		100		04-10-2015				06-10-2016						317		15		PERMIT VISIT				
382		12-07-2007		25		WINDOWS		6,613								NVC GARAGE		04-10-2015						317		15		PERMIT VISIT				
43		03-12-2002		21		SIDING		7,000										03-28-2008						317		15		PERMIT VISIT				
75		01-01-1982		MN		Manual Note												09-08-2005						311		3		MEAS+INSPCTD				
																		03-06-2003						274		15		PERMIT VISIT				
																		02-15-2000						247		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		RA				11,472	SF	7.44	1.000	5	LAND	1.00	MA	1.00					0			1.000	7.44	85,400						
Total Card Land Units								0.263	AC	Parcel Total Land Area: 0.2634										Total Land Value						85,400						

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	AVERAGE	#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	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		104.96
Interior Floor 2	3	HARDWOOD	RCN		151,950
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1952
AC Type	01	NONE	Effective Year Built		1975
Bedrooms	2		Depreciation Code		AV
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	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		86,600
FBM Sqft	492		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			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
02	SHED/FR			L	96	7.48	1958	60	0.00	AV	A	1.00	400
03	GARAGE	OB	Outbuildi	L	384	28.18	1982	70	0.00	GD	A	1.00	7,600
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	984		24.16	23,776	
EFB	ENCL PORCH	0	260		36.21	9,414	
FFL	1ST FLOOR	984	984		120.69	118,760	
Ttl Gross Liv / Lease Area		984	2,228	1,259		151,950	

