

Property Location 104 MILLBROOK DR  
 Vision ID 5857 Account # 5939

Map ID 87/ 38/ 2/ /  
 Bldg # 1

Bldg Name  
 Sec # 1 of 1 Card # 1 of 1

State Use 101  
 Print Date 12/20/2019 9:48:29 A

| CURRENT OWNER                                                                                                     |            | TOPO TYPE                                                       | UTILITY     | STREET            | LOCATION    | CURRENT ASSESSMENT |            |                                                                     |                                | 1006<br>EAST LONGMEADOW          |         |         |          |                |       |                  |   |  |        |               |            |  |         |
|-------------------------------------------------------------------------------------------------------------------|------------|-----------------------------------------------------------------|-------------|-------------------|-------------|--------------------|------------|---------------------------------------------------------------------|--------------------------------|----------------------------------|---------|---------|----------|----------------|-------|------------------|---|--|--------|---------------|------------|--|---------|
| KEELY JOSUE<br>CAHIL HEATHER A<br>104 MILLBROOK DR<br><br>EAST LONGMEADOW MA 01028<br><br>GIS ID F_393658_2852076 |            | TOPO WET                                                        | EASEMENT    | TRAFFIC           | CORNER      | Description        | Code       | Appraised                                                           | Assessed                       |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            | DRAINAGE                                                        |             | VIEW              | COMMUNITY   | RESIDENTL.         | 101        | 267300                                                              | 267,300                        |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             | RES LAND           | 101        | 126300                                                              | 126,300                        |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             | RESIDENTL.         | 101        | 400                                                                 | 400                            |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| SUPPLEMENTAL DATA                                                                                                 |            |                                                                 |             |                   |             | Total              |            |                                                                     |                                |                                  | 394,000 | 394,000 |          |                |       |                  |   |  |        |               |            |  |         |
| Alt Prcl ID<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed                                        |            | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid# |             |                   |             |                    |            |                                                                     |                                |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| RECORD OF OWNERSHIP                                                                                               |            | BK-VOL/PAGE                                                     | SALE DATE   | Q/U               | V/I         | SALE PRICE         | VC         | PREVIOUS ASSESSMENTS (HISTORY)                                      |                                |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| KEELY JOSUE                                                                                                       |            | 33912                                                           | LC          | 01-14-2009        | U           | I                  | 335,000    | Year                                                                | Code                           | Assessed                         | Year    | Code    | Assessed |                |       |                  |   |  |        |               |            |  |         |
| FISK,GREGORY E                                                                                                    |            | 0163                                                            | 0039        | 06-22-2005        | U           | I                  | 405,000    | 2019                                                                | 101                            | 260,100                          | 2018    | 101     | 243,800  |                |       |                  |   |  |        |               |            |  |         |
| RUCCI,JOHN P                                                                                                      |            | LC-30                                                           | 0           | 03-28-2002        | U           | I                  | 280,000    |                                                                     | 101                            | 122,700                          |         | 101     | 122,700  |                |       |                  |   |  |        |               |            |  |         |
| ANDERSON THOMAS M + CYNTHIA C,<br>DUTIL                                                                           |            | LCOO                                                            | 0           | 03-13-1987        | U           | I                  | 50,000     |                                                                     | 101                            | 400                              |         | 101     | 400      |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            | 0000                                                            | 0000        |                   | U           |                    | 0          | Total                                                               |                                | 383200                           | Total   |         | 366900   |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            | Total                                                               |                                |                                  | Total   |         | 358100   |                |       |                  |   |  |        |               |            |  |         |
| EXEMPTIONS                                                                                                        |            |                                                                 |             | OTHER ASSESSMENTS |             |                    |            | This signature acknowledges a visit by a Data Collector or Assessor |                                |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| Year                                                                                                              | Code       | Description                                                     | Amount      | Code              | Description | YEAR               | Amount     |                                                                     |                                |                                  |         |         |          | Comm Int       |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | APPRAISED VALUE SUMMARY          |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| Total                                                                                                             |            |                                                                 | 0.00        |                   |             |                    |            |                                                                     |                                |                                  |         |         |          |                |       |                  |   |  |        |               |            |  |         |
| ASSESSING NEIGHBORHOOD                                                                                            |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Appraised BLDG. Value (Card)     |         |         |          | 267,300        |       |                  |   |  |        |               |            |  |         |
| Nbhd                                                                                                              |            | Nbhd Name                                                       |             | B                 |             | Tracing            |            | Batch                                                               |                                | Appraised Xf (B) Value (Bldg)    |         |         |          | 0              |       |                  |   |  |        |               |            |  |         |
| 0001                                                                                                              |            |                                                                 |             |                   |             | 101                |            | NV                                                                  |                                | Appraised Ob (B) Value (Bldg)    |         |         |          | 400            |       |                  |   |  |        |               |            |  |         |
| NOTES                                                                                                             |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Appraised Land Value (Bldg)      |         |         |          | 126,300        |       |                  |   |  |        |               |            |  |         |
| SUB DIV #545 2ND SHED IN HAMPDEN                                                                                  |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Special Land Value               |         |         |          | 0              |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Total Appraised Parcel Value     |         |         |          | 394,000        |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Valuation Method                 |         |         |          | C              |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Adjustment                       |         |         |          |                |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     |                                | Net Total Appraised Parcel Value |         |         |          | 394,000        |       |                  |   |  |        |               |            |  |         |
| 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 |       |                  |   |  |        |               |            |  |         |
| 201700913                                                                                                         | 04-04-2017 | 7                                                               | REMODEL     | 45,000            | 06-15-2017  | 100                | 06-15-2017 | KITCHEN                                                             | 06-15-2017                     |                                  |         | 317     | 15       | PERMIT VISIT   |       |                  |   |  |        |               |            |  |         |
| 201601828                                                                                                         | 06-03-2016 | 12                                                              | REROOF      | 14,987            | 05-11-2017  | 100                | 05-11-2017 |                                                                     | 05-11-2017                     |                                  |         | 317     | 15       | PERMIT VISIT   |       |                  |   |  |        |               |            |  |         |
| 62                                                                                                                | 03-08-2006 | 17                                                              | DECK        | 10,300            |             |                    |            | 20' X 30' TO REPLA                                                  | 03-15-2007                     |                                  |         | 311     | 2        | MEASURED       |       |                  |   |  |        |               |            |  |         |
| 150                                                                                                               | 06-01-1987 | MN                                                              | Manual Note | 85,000            |             |                    |            | SFR                                                                 | 03-15-2007                     |                                  |         | 311     | 15       | PERMIT VISIT   |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     | 06-21-2005                     |                                  |         | 274     | 3        | MEAS+INSPCTD   |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     | 04-03-2000                     |                                  |         | 105     | 16       | FIELDREV CHG   |       |                  |   |  |        |               |            |  |         |
|                                                                                                                   |            |                                                                 |             |                   |             |                    |            |                                                                     | 01-22-2000                     |                                  |         | 247     | 4        | INFO AT DOOR   |       |                  |   |  |        |               |            |  |         |
| 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          |                   |             |                    | 25,459 SF  | 3.54                                                                | 1.400                          | 9                                | LAND    | 1.00    | NV       | 1.00           |       |                  | 0 |  | 1.000  | 4.96          | 126,300    |  |         |
| Total Card Land Units                                                                                             |            |                                                                 |             |                   |             |                    | 0.584      | AC                                                                  | Parcel Total Land Area: 0.5845 |                                  |         |         |          |                |       | Total Land Value |   |  |        |               |            |  | 126,300 |

| 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     | 8    | BRICK VENR  | 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                   |             | 81.14       |
| Interior Floor 1    | 4    | CARPET      | RCN                             |             | 310,831     |
| Interior Floor 2    | 3    | HARDWOOD    | Net Other Adj                   |             |             |
| Heat Fuel           | 2    | GAS         | Year Built                      |             | 1987        |
| Heat Type           | 1    | FORCED H/A  | Effective Year Built            |             | 2004        |
| AC Type             | 03   | FULL        | Depreciation Code               |             | GV          |
| Bedrooms            | 4    |             | Remodel Rating                  |             | 03          |
| Full Baths          | 2    |             | Year Remodeled                  |             | 2017        |
| Half Baths          | 2    |             | Depreciation %                  |             | 14          |
| Extra Fixtures      | 0    |             | Functional Obsol                |             |             |
| Total Rooms         | 7    |             | External Obsol                  |             |             |
| Bath Style          | A    | AVERAGE     | Cost Trend Factor               |             | 1           |
| Half Bath Style     | F    | FAIR        | Condition                       |             |             |
| Kitchens            | 1    |             | % Complete                      |             |             |
| Kitchen Style       | G    | GOOD        | Overall % Condition             |             | 86          |
| Extra Kitchens      | 0    |             | RCNLD                           |             | 267,300     |
| Extra Kitchen St    |      |             | Dep % Ovr                       |             |             |
| FBM Sqft            | 639  |             | 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   | 96    | 7.48       | 1991   | 60 | 0.00 | AV   | A   | 1.00 | 400        |

| BUILDING SUB-AREA SUMMARY SECTION |             |        |       |          |           |                |  |
|-----------------------------------|-------------|--------|-------|----------|-----------|----------------|--|
| Subarea                           | Description | Living | Gross | Eff Area | Unit Cost | Undeprec Value |  |
| BMT                               | BASEMENT    | 0      | 1,278 |          | 21.07     | 26,928         |  |
| FFL                               | 1ST FLOOR   | 1,278  | 1,278 |          | 105.19    | 134,431        |  |
| GAR                               | GARAGE      | 0      | 484   |          | 42.16     | 20,407         |  |
| OFP                               | OPEN PORCH  | 0      | 93    |          | 10.18     | 947            |  |
| SFL                               | 2ND FLOOR   | 1,134  | 1,134 |          | 105.19    | 119,283        |  |
| WDK                               | WOOD DECK   | 0      | 600   |          | 14.73     | 8,836          |  |
| Ttl Gross Liv / Lease Area        |             | 2,412  | 4,867 | 2,955    |           | 310,831        |  |

