

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
LUSSIER ROBERT N LUSSIER MARIE A 162 ORCHARD RD EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	411400		411,400																				
												RES LAND		101	129700		129,700																				
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	20500		20,500																				
				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#																													
GIS ID F_384849_2856546												Total		561,600		561,600																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
LUSSIER ROBERT N CHAPDELAINE JOSEPH + SONS, CHAPDELAINE JOSEPH + SONS,				16065		0473		07-19-2006		U		V		140,000		1P		Year		Code		Assessed		Year		Code		Assessed									
				5631		0527		06-14-1984		U		V		1		1E		2019		101		400,700		2018		101		418,400									
				0000		0000				U				0						101		126,200				101		126,200									
																				101		20,500				101		20,500									
																Total		547400		Total		565100		Total		558600											
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																																					
Nbhd				Nbhd Name				B				Tracing				Batch																					
0001												101				NV																					
NOTES																																					
SUB DIV 834 ORCHARD HILL																Appraised BLDG. Value (Card)												411,400									
																Appraised Xf (B) Value (Bldg)												0									
																Appraised Ob (B) Value (Bldg)												20,500									
																Appraised Land Value (Bldg)												129,700									
																Special Land Value												0									
																Total Appraised Parcel Value												561,600									
																Valuation Method												C									
																Adjustment																					
																Net Total Appraised Parcel Value												561,600									
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									
391		11-30-2006		11		POOL		30,000								782 SF FT INGROU		05-30-2018						333		4		INFO AT DOOR									
228		06-27-2006		2		DWELLING		530,000								SEE NOTES		02-29-2008						317		15		PERMIT VISIT									
																		02-29-2008						317		14		INSPECTED									
																		02-16-2007						311		2		MEASURED									
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				32,191	SF	2.88	1.400	9	LAND	1.00	NV	1.00				0			1.000	4.03		129,700											
Total Card Land Units																0.739	AC	Parcel Total Land Area:		0.7390														Total Land Value		129,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units		
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		67.01
Interior Floor 1	3	HARDWOOD	RCN		442,378
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2006
Heat Type	1	FORCED H/A	Effective Year Built		2011
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		7
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		93
Extra Kitchens	0		RCNLD		411,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1772		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			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
11	POOL I-V	OB	Outbuildi	L	782	29.00	2006	70	0.00	GD	G	1.25	19,800
02	SHED/FR			L	128	7.48	2007	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,085		20.85	43,466	
CFL	CATHEDRAL CE	289	289		107.48	31,062	
FFL	1ST FLOOR	1,796	1,796		104.24	187,208	
GAR	GARAGE	0	806		41.64	33,564	
OPF	OPEN PORCH	0	64		9.77	625	
TQS	3/4 STORY	1,347	1,796		78.18	140,406	
WDK	WOOD DECK	0	416		14.53	6,046	
Ttl Gross Liv / Lease Area		3,432	7,252	4,244		442,378	

