

|                   |  |                  |  |           |  |              |  |           |  |              |  |               |  |               |  |                                 |  |
|-------------------|--|------------------|--|-----------|--|--------------|--|-----------|--|--------------|--|---------------|--|---------------|--|---------------------------------|--|
| Property Location |  | 1 WINTERBERRY LN |  | Map ID    |  | 70/ 21/ 1/ 1 |  | Bldg Name |  | Sec # 1 of 1 |  | Card # 1 of 1 |  | State Use 101 |  | Print Date 12/20/2019 8:41:18 A |  |
| Vision ID         |  | 6875             |  | Account # |  | 6998         |  | Bldg #    |  | 1            |  |               |  |               |  |                                 |  |

| CURRENT OWNER                                                                          |  | TOPO TYPE                                                                             | UTILITY  | STREET  | LOCATION  | CURRENT ASSESSMENT                                              |      |           |          | 1006<br>EAST LONGMEADOW |         |
|----------------------------------------------------------------------------------------|--|---------------------------------------------------------------------------------------|----------|---------|-----------|-----------------------------------------------------------------|------|-----------|----------|-------------------------|---------|
| WELSH MICHAEL F<br>WELSH NATALIE E<br>1 WINTERBERRY LN<br><br>EAST LONGMEADOW MA 01028 |  | TOPO WET                                                                              | EASEMENT | TRAFFIC | CORNER    | Description                                                     | Code | Appraised | Assessed |                         |         |
|                                                                                        |  |                                                                                       |          |         |           | RESIDNTL.                                                       | 101  | 314400    | 314,400  |                         |         |
|                                                                                        |  |                                                                                       |          |         |           | RES LAND                                                        | 101  | 111500    | 111,500  |                         |         |
|                                                                                        |  |                                                                                       |          |         |           | RESIDNTL.                                                       | 101  | 1200      | 1,200    |                         |         |
|                                                                                        |  | DRAINAGE                                                                              |          | VIEW    | COMMUNITY |                                                                 |      |           |          |                         |         |
|                                                                                        |  | SUPPLEMENTAL DATA                                                                     |          |         |           |                                                                 |      |           |          |                         |         |
|                                                                                        |  | Alt Prcl ID<br>SP Permit<br>Chapter Land<br>OC Dates 11/06/2014<br>In+Ex FY<br>Mailed |          |         |           | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid# |      |           |          |                         |         |
| GIS ID F_391393_2858276                                                                |  |                                                                                       |          |         |           | Total                                                           |      |           |          | 427,100                 | 427,100 |

| RECORD OF OWNERSHIP                                                                           |  | BK-VOL/PAGE | SALE DATE | Q/U        | V/I | SALE PRICE | VC      | PREVIOUS ASSESSMENTS (HISTORY) |        |       |          |       |        |          |
|-----------------------------------------------------------------------------------------------|--|-------------|-----------|------------|-----|------------|---------|--------------------------------|--------|-------|----------|-------|--------|----------|
| WELSH MICHAEL F<br>POEHLER GARY D + LYNN A<br>WINTERBERRY LLC<br>LEMANSKI MICHAEL J JOSEPH S, |  | 21416       | 0101      | 10-25-2016 | Q   | I          | 417,000 | 00                             | Year   | Code  | Assessed | Year  | Code   | Assessed |
|                                                                                               |  | 20498       | 0488      | 11-13-2014 | Q   | I          | 405,000 | 00                             | 2019   | 101   | 306,100  | 2018  | 101    | 289,600  |
|                                                                                               |  | 19684       | 0011      | 02-12-2013 | U   | V          | 400,000 | 1                              |        | 101   | 108,500  |       | 101    | 108,500  |
|                                                                                               |  |             | 0000      |            | U   |            | 0       |                                |        | 101   | 1,200    |       | 101    | 1,200    |
|                                                                                               |  |             |           |            |     |            |         | Total                          | 415800 | Total | 399300   | Total | 375900 |          |

| EXEMPTIONS |      |             |        | OTHER ASSESSMENTS |             |      |        | This signature acknowledges a visit by a Data Collector or Assessor |  |
|------------|------|-------------|--------|-------------------|-------------|------|--------|---------------------------------------------------------------------|--|
| Year       | Code | Description | Amount | Code              | Description | YEAR | Amount |                                                                     |  |
|            |      |             |        |                   |             |      |        |                                                                     |  |
| Total      |      |             | 0.00   |                   |             |      |        |                                                                     |  |

| ASSESSING NEIGHBORHOOD |           |   |         |
|------------------------|-----------|---|---------|
| Nbhd                   | Nbhd Name | B | Tracing |
| 0001                   |           |   | 130     |
| Batch                  |           |   |         |
| NG                     |           |   |         |

| NOTES                                   |  |  |  |
|-----------------------------------------|--|--|--|
| FY14 SUB 1101 BK PLANS 365-72 NEW LOT 1 |  |  |  |

| 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 |
| 201700301              | 02-03-2017 | 7    | REMODEL     | 10,000  | 06-22-2017 | 100    | 06-22-2017 | FIN BMT 14 X 18 | 06-20-2018             |      |    | 333 | 15 | PERMIT VISIT   |
| 201402085              | 07-03-2014 | 2    | DWELLING    | 229,000 | 11-06-2014 | 100    | 11-06-2014 | OC 11/6/2014 22 | 06-22-2017             |      |    | 317 | 15 | PERMIT VISIT   |
|                        |            |      |             |         |            |        |            |                 | 01-26-2017             |      |    | 317 | 16 | FIELDREV CHG   |
|                        |            |      |             |         |            |        |            |                 | 12-02-2016             |      |    | 317 | 3  | MEAS+INSPCTD   |
|                        |            |      |             |         |            |        |            |                 | 11-07-2014             | 01   |    | 317 | 2  | MEASURED       |
|                        |            |      |             |         |            |        |            |                 | 11-06-2014             | 01   |    | 400 | 25 | OC VISIT       |

| 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   |   |        |       | 25,007 SF  | 3.60       | 1.240                          | 8    | LAND  | 1.00    | NG      | 1.00 |       |                  | 0 |  | 1.000  | 4.46          | 111,500    |  |         |
| Total Card Land Units       |        |             |      |   |        |       | 0.574      | AC         | Parcel Total Land Area: 0.5741 |      |       |         |         |      |       | Total Land Value |   |  |        |               |            |  | 111,500 |

| CONSTRUCTION DETAIL |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |             |
|---------------------|-----|-------------|---------------------------------|-------------|-------------|
| Element             | Cd  | Description | Element                         | Cd          | Description |
| Style               | 06  | COLONIAL    | Basement Floor                  | 12          | CONCRETE    |
| Model               | 01  | RESIDENTIAL | Bsmt Garage                     |             |             |
| Grade               | B-  | GOOD (-)    | #Heat Sys                       | 1.00        |             |
| Stories             | 2   |             | 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                   |             | 82.10       |
| Interior Floor 1    | 3   | HARDWOOD    | RCN                             |             | 320,818     |
| Interior Floor 2    | 4   | CARPET      | Net Other Adj                   |             |             |
| Heat Fuel           | 2   | GAS         | Year Built                      |             | 2014        |
| Heat Type           | 1   | FORCED H/A  | Effective Year Built            |             | 2016        |
| AC Type             | 03  | FULL        | Depreciation Code               |             | GD          |
| Bedrooms            | 4   |             | Remodel Rating                  |             |             |
| Full Baths          | 3   |             | Year Remodeled                  |             |             |
| Half Baths          | 0   |             | Depreciation %                  |             | 2           |
| Extra Fixtures      | 3   |             | 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             |             | 98          |
| Extra Kitchens      |     |             | RCNLD                           |             | 314,400     |
| Extra Kitchen St    |     |             | Dep % Ovr                       |             |             |
| FBM Sqft            | 252 |             | 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       | 2014   | 70 | 0.00 | GD   | A   | 1.00 | 500        |
| 19                                                                 | PATIO       |    |          | L   | 180   | 5.75       | 2015   | 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      | 1,240 |          | 22.74     | 28,204         |  |
| CFL                               | CATHEDRAL CE | 110    | 110   |          | 116.83    | 12,851         |  |
| FFL                               | 1ST FLOOR    | 1,140  | 1,140 |          | 113.72    | 129,646        |  |
| GAR                               | GARAGE       | 0      | 624   |          | 45.56     | 28,431         |  |
| OPF                               | OPEN PORCH   | 0      | 432   |          | 11.32     | 4,890          |  |
| SFL                               | 2ND FLOOR    | 1,000  | 1,000 |          | 113.72    | 113,725        |  |
| WDK                               | WOOD DECK    | 0      | 192   |          | 15.99     | 3,071          |  |
| Ttl Gross Liv / Lease Area        |              | 2,250  | 4,738 | 2,821    |           | 320,818        |  |

