

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
CHRISTIANSON CHARLES A KELLY KAREN A 19 BAYMOR DR EAST LONGMEADOW MA 01028 GIS ID F_378482_2850179												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	140600		140,600										
												RES LAND		101	84900		84,900										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	11300		11,300										
				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		236,800		236,800											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
CHRISTIANSON CHARLES A DUNIA DOMINIC V				07455 02560		0478 0322		05-17-1990 08-08-1957		U U		I I		126,000 0				Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
																		2019		101	136,700	2018	101	126,200	2017	101	123,400
																				101	82,500	101	101	82,500	101	101	80,600
																				101	11,300	101	101	11,300	101	101	11,300
														Total		230500		Total		220000		Total		215300			
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		MA																			
NOTES																											
																Appraised BLDG. Value (Card)								140,600			
																Appraised Xf (B) Value (Bldg)								0			
																Appraised Ob (B) Value (Bldg)								11,300			
																Appraised Land Value (Bldg)								84,900			
																Special Land Value								0			
																Total Appraised Parcel Value								236,800			
																Valuation Method								C			
																Adjustment											
																Net Total Appraised Parcel Value								236,800			
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		
201401005 318		04-16-2014 11-01-1992		4 MN		ADDITION Manual Note		19,000 3,250		06-13-2014		100		06-13-2014		12 X 12 ADDITION ADDITION		06-13-2014 05-19-2004 04-01-2004 02-24-2004 02-25-1993 04-27-1992 07-08-1991					317 318 250 311 131 107 181	15 14 22 2 15 22 2	PERMIT VISIT INSPECTED MAILER SENT MEASURED PERMIT VISIT MAILER SENT 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		RC				10,400	SF	8.16	1.000	5	LAND	1.00	MA	1.00				0			1.000	8.16	84,900		
Total Card Land Units								0.239	AC	Parcel Total Land Area: 0.2388				Total Land Value								84,900					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	91.93	
Interior Floor 1	3	HARDWOOD	RCN	200,914	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built	1957	
Heat Type	3	FORCED H/W	Effective Year Built	1988	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	30	
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	70	
Extra Kitchens	0		RCNLD	140,600	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		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
03	GARAGE	OB	Outbuildi	L	483	28.18	1957	70	0.00	GD	A	1.00	9,500
02	SHED/FR			L	80	7.48	1992	70	0.00	GD	A	1.00	400
19	PATIO			L	324	5.75	2013	70	0.00	GD	A	1.00	1,300
41	IMP SHD			L	24	6.90	2000	70	0.00	GD	A	1.00	100

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	950		20.94	19,892
EFB	ENCL PORCH	0	192		31.63	6,072
FFL	1ST FLOOR	950	950		104.70	99,462
TQS	3/4 STORY	713	950		78.58	74,649
WDK	WOOD DECK	0	60		13.96	838
Ttl Gross Liv / Lease Area		1,663	3,102	1,919		200,914

