

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
GURNEY JENNIFER K 20 HEDGEROW LN EAST LONGMEADOW MA 01028 GIS ID F_379437_2857106 Mailed										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	141200						141,200								
										RES LAND		101	87400		87,400														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	100						100								
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
				Total						228,700				228,700															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
GURNEY JENNIFER K GURNEY JOHN K LIFE ESTATE, GURNEY JOHN K + VIRGINIA M,				18912	0102	09-13-2011	U	I	99,750		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
				12272	0365	04-17-2002	U	I	100		1A		2020	101	133,900	2019	101	116,700	2018	101	107,900								
				03682	0436	04-14-1972	U	I	0					101	87,400		101	84,800		101	84,800								
														101	100		101	100											
				Total										Total		221400	Total		201600	Total		192800							
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)										141,200					
														Appraised Xf (B) Value (Bldg)										0					
														Appraised Ob (B) Value (Bldg)										100					
														Appraised Land Value (Bldg)										87,400					
														Special Land Value										0					
														Total Appraised Parcel Value										228,700					
														Valuation Method										C					
														Adjustment															
														Net Total Appraised Parcel Value										228,700					
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	
216		09-03-1999		4		ADDITION		30,000								PORCH ADDITION		07-19-2019						334		2		MEASURED	
																		11-18-2011						317		3		MEAS+INSPECTD	
																		11-28-2003						274		3		MEAS+INSPECTD	
																		11-17-1999						247		15		PERMIT VISIT	
																		08-15-1991						131		3		MEAS+INSPECTD	
																		05-15-1980						500		3		MEAS+INSPECTD	
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		RB				17,169	SF	5.09	1.000	5	LAND	1.00	MA	1.00					0			1.000	5.09	87,400			
Total Card Land Units								0.394	AC	Parcel Total Land Area: 0.3941								Total Land Value										87,400	

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	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	101.63	
Interior Floor 2	4	CARPET	RCN	201,725	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	141,200	
FBM Sqft	437		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		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
01	SHED/MTL			L	80	5.18	2002	30	0.00	PR	A	1.00	100

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,248		23.48	29,303
EFB	ENCL PORCH	0	390		35.16	13,714
FFL	1ST FLOOR	1,248	1,248		117.21	146,283
GAR	GARAGE	0	264		47.06	12,425
Ttl Gross Liv / Lease Area		1,248	3,150	1,721		201,725

