

State Use 101
Print Date 11-03-2020 11:50:29

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
BECHARD THOMAS V 47 HELEN CIR EAST LONGMEADOW MA 01028 GIS ID F_380676_2854554												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		133500		133,500																		
												RES LAND		101		84700		84,700																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		6700		6,700																		
				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		224,900		224,900																				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
BECHARD THOMAS V BECHARD PHILLIP E ,				18459 0437		09-15-2010		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed				
				02598 0388		03-20-1958		U		I		0				2020		101		126,700		2019		101		123,300		2018		101		114,300				
																		101		84,700				101		82,300				101		82,300				
																				101				101		6,700				101		6,700				
																						Total		218100		Total		212300		Total		203300				
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																																				
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								
56		03-27-2009		12		REROOF		8,740				0				NVC		05-11-2018						333		2		MEASURED								
89		04-04-2008		12		REROOF		3,000										12-03-2009						317		15		PERMIT VISIT								
271		08-24-2007		25		WINDOWS		3,805								3 REPLACEMENT IN		12-19-2008						317		15		PERMIT VISIT								
152		06-01-1987		MN		Manual Note		34,000								ADDITION		01-18-2008						317		15		PERMIT VISIT								
																		04-12-2004						317		14		INSPECTED								
																		03-25-2004						AO		22		MAILER SENT								
																		11-11-2003						274		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		RC				9,900	SF	8.56	1.000	5	LAND	1.00	MA	1.00				0			1.000	8.56	84,700											
Total Card Land Units																		0.227	AC	Parcel Total Land Area: 0.2273								Total Land Value								84,700

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	4	CARPET	Adj Base Rate	100.12	
Interior Floor 2	3	HARDWOOD	RCN	211,915	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1952	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	133,500	
FBM Sqft	720		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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
03	GARAGE	OB	Outbuildi	L	308	28.18	1960	60	0.00	AV	A	1.00	5,200
06	CARPORT			L	220	8.63	1960	60	0.00	AV	A	1.00	1,100
02	SHED/FR			L	36	7.48	1970	60	0.00	AV	A	1.00	200
02	SHED/FR			L	60	7.48	1985	50	0.00	FR	F	0.90	200

BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value							
BMT	BASEMENT	0	960		23.62	22,680							
FFL	1ST FLOOR	1,600	1,600		118.12	188,999							
OPP	OPEN PORCH	0	24		9.84	236							
Ttl Gross Liv / Lease Area		1,600	2,584	1,794		211,915							

