

Property Location 4 DAY AV
Vision ID 1688

Account # 1724

Map ID 25/ 81/ 3/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 12:44:30

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
QUINLAN COURTNEY 4 DAY AV EAST LONGMEADOW MA 01028 GIS ID F_381257_2853727		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDENTL.	101	185700	185,700												
		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	84700	84,700												
		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		270,400	270,400												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
QUINLAN COURTNEY CHAMPAGNE COLLEEN C CHAMPAGNE DENNIS M DUNLOP JOHN M + JULIE K, COCHRAN MARY R		23399	242	09-01-2020	Q	I	306,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		21362	0511	09-19-2016	U	I	0	1A	2020	101	175,800	2019	101	168,800	2018	101	169,900				
		10788	0156	05-28-1999	U	I	125,900			101	84,700		101	82,200		101	82,200				
		07419	0461	03-29-1990	U	I	126,000														
		02074	0509	09-26-1950	U	I	0														
		Total						260500		Total		251000		Total		252100					
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								APPRAISED VALUE SUMMARY										
Nbhd			Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										
0001							101		MA		Appraised Xf (B) Value (Bldg)										
										Appraised Ob (B) Value (Bldg)											
										Appraised Land Value (Bldg)											
										Special Land Value											
										Total Appraised Parcel Value											
										Valuation Method											
										Adjustment											
										Net Total Appraised Parcel Value											
										270,400											
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							
201703017	11-30-2017	91	INSULATION	4,400		0			07-08-2019			334	2	MEASURED							
201203156	10-01-2012	3	GARAGE	75,800				18`X30` INC LAUND	06-07-2013			317	3	MEAS+INSPCTD							
218	08-27-2003	4	ADDITION	63,000				OC 2/11/2004	06-05-2013			105	1	LEFT NOTICE							
256	10-26-1999	25	WINDOWS	2,300				NVC	12-28-2004			311	15	PERMIT VISIT							
198	09-12-1997	MN	Manual Note	2,000				REROOF	04-27-2004			317	14	INSPECTED							
									03-26-2004			AO	22	MAILER SENT							
									11-14-2003			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				9,675 SF	8.75	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.75	84,700
Total Card Land Units							0.222	AC	Parcel Total Land Area: 0.2221							Total Land Value					84,700

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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	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	4	SOLID WOOD	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		91.88
Interior Floor 2	4	CARPET	RCN		241,175
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1949
AC Type	03	FULL	Effective Year Built		1995
Bedrooms	3		Depreciation Code		GV
Full Baths	1		Remodel Rating		04
Half Baths	1		Year Remodeled		2003
Extra Fixtures	0		Depreciation %		23
Total Rooms	8		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		77
Extra Kitchen St			RCNLD		185,700
FBM Sqft			Dep % Ovr		
FBM Quality			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,271		20.61	26,201	
FFL	1ST FLOOR	1,462	1,462		103.15	150,812	
GAR	GARAGE	0	276		41.11	11,347	
HST	HALF STORY	468	935		51.63	48,276	
OFP	OPEN PORCH	0	30		10.32	309	
WDK	WOOD DECK	0	294		14.39	4,229	
Ttl Gross Liv / Lease Area		1,930	4,268	2,338		241,175	

