

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
ROYLAND CHRISTINE A C/O LARY CHRISTINE A 89 GERRARD AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	74100		74,100								
												RES LAND		101	49200		49,200								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	300		300								
EAST LONGMEADOW MA 01028				SUPPLEMENTAL DATA						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		123,600		123,600					
				Alt Prcl ID												SP Permit		Chapter Land		OC Dates		In+Ex FY		Mailed	
				GIS ID F_375249_2854585																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
ROYLAND CHRISTINE A				05432 0202		05-06-1983		U I		34,500				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
														2020	101	70,300	2019	101	68,800	2018	101	63,500			
															101	49,200		101	47,800		101	47,800			
															101	300		101	300		101	300			
Total		119800		Total		116900		Total		111600															
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				1,500.00																					
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name		B		Tracing		Batch		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 74,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 300 Appraised Land Value (Bldg) 49,200 Special Land Value 0 Total Appraised Parcel Value 123,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 123,600															
0001						101		MF																	
NOTES																									
83 SALE INCL 2A-51																									
BUILDING PERMIT RECORD																									
Permit Id		Issue Date		Type	Description		Amount		Insp Date		% Comp	Date Comp		Comments		Date	Type	Is	Id	Cd	Purpose/Result				
201302664		09-06-2013		9	ALTERATION		2,052		04-28-2014		100	04-28-2014		ENTRY DOOR		04-28-2014			105	15	PERMIT VISIT				
201302209		06-19-2013		25	WINDOWS		3,839		04-28-2014		100	04-28-2014				04-26-2004			319	14	INSPECTED				
																04-12-2004			250	22	MAILER SENT				
																04-08-2004			316	2	MEASURED				
																05-27-1992			131	14	INSPECTED				
																05-20-1992			170	3	MEAS+INSPCTD				
																06-26-1990			131	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				3,900	SF	16.6	0.760	3	LAND	1.00	MF	1.00				0		1.000	12.62	49,200	
Total Card Land Units								0.090	AC	Parcel Total Land Area: 0.0895				Total Land Value								49,200			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2	1	WOOD SHING	101	ONE FAM	
Roof Structure	2	HIP		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	100.37	
Interior Floor 2			RCN	130,022	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1930	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	4		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	57	
Extra Kitchen St			RCNLD	74,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
02	SHED/FR			L	64	7.48	1995	70	0.00	GD	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	840		22.79	19,144	
EFB	ENCL PORCH	0	114		33.99	3,874	
FFL	1ST FLOOR	840	840		113.95	95,722	
STG	STORAGE	0	240		45.58	10,940	
WDK	WOOD DECK	0	24		14.24	342	
Ttl Gross Liv / Lease Area		840	2,058	1,141		130,022	

