

State Use 101
Print Date 11-03-2020 2:41:11 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
WESTCOTT BRUCE S WESTCOTT ROSANNE M 5 LULL ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	215000		215,000								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	65800		65,800								
												RESIDNTL.		101	600		600								
				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		281,400		281,400									
GIS ID F_375611_2854302																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
WESTCOTT BRUCE S FEDERAL NATIONAL,MORTGAGE ASSOCIA PIXLEY KENNETH A + SANDRA J,				10460 0255		09-25-1998		U		I		64,500		1S		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				10350 0510		07-01-1998		U		I		54,000		1L		2020	101	204,600	2019	101	199,400	2018	101	213,400	
				05614 0373		05-18-1984		U		I		40					101	65,800		101	63,800		101	63,800	
																	101	600		101	600		101	600	
				Total										Total		271000		Total		263800		Total		277800	
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 215,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 600 Appraised Land Value (Bldg) 65,800 Special Land Value 0 Total Appraised Parcel Value 281,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 281,400										
Total		0.00																							
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name		B		Tracing		Batch																	
0001						101		MF																	
NOTES																									
SUB DIV 1013																									
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								
365	11-20-2007	4	ADDITION		140,000					GARAGE, FAM RM,		04-15-2016			317	15	PERMIT VISIT								
231	09-16-1999	4	ADDITION		90,000							03-12-2015			105	1	LEFT NOTICE								
305	01-01-1985	MN	Manual Note							WDSTV+FLUE		04-04-2014			317	15	PERMIT VISIT								
20	01-01-1985	MN	Manual Note							WOOD STOVE		05-10-2013			105	15	PERMIT VISIT								
												02-10-2012			317	15	PERMIT VISIT								
												11-23-2010			311	15	PERMIT VISIT								
												12-02-2009			317	15	PERMIT VISIT								
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				14,625 SF	5.92	0.760	3	LAND	1.00	MF	1.00			0		1.000	4.5	65,800				
Total Card Land Units							0.336 AC	Parcel Total Land Area: 0.3357							Total Land Value							65,800			

Property Location 5 LULL ST
Vision ID 2483

Account # 2526

Map ID 2C/ 20/ C/ I

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	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	66.74	
Interior Floor 1	3	HARDWOOD	RCN	390,895	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1925	
Heat Type	3	FORCED H/W	Effective Year Built	1988	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	2		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %	30	
Extra Fixtures	2		Functional Obsol	15	
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	55	
Extra Kitchens	1		RCNLD	215,000	
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft	1384		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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
02	SHED/FR			L	96	7.48	2007	70	0.00	GD	G	1.25	600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,977		16.88	33,377
BNT	BSMT ENTRY	0	36		4.69	169
FFL	1ST FLOOR	2,131	2,131		84.50	180,069
GAR	GARAGE	0	460		33.80	15,548
OPF	OPEN PORCH	0	24		7.04	169
SFL	2ND FLOOR	1,809	1,809		84.50	152,860
WDK	WOOD DECK	0	736		11.83	8,703
Ttl Gross Liv / Lease Area		3,940	7,173	4,626		390,895

