

State Use 101
Print Date 11-03-2020 2:59:05 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
CUNNINGHAM PAUL S CUNNINGHAM SUSAN L 40 VILLANOVA ST SPRINGFIELD MA 01108 GIS ID F_374449_2852883												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	120800		120,800												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	79400		79,400												
												RESIDNTL.		101	400		400												
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit HO - DISCONTINUE Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		200,600		200,600											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
CUNNINGHAM PAUL S SAFFORD				06703 0000		0326 0000		12-08-1987		U U		V		55,000 0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2020	101	114,600	2019	101	112,200	2018	101	116,000			
																			101	79,400		101	77,000		101	77,000			
																			101	400		101	400		101	400			
																		Total		194400		Total		189600		Total		193400	
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		NA																					
NOTES																													
																Appraised BLDG. Value (Card)												120,800	
																Appraised Xf (B) Value (Bldg)												0	
																Appraised Ob (B) Value (Bldg)												400	
																Appraised Land Value (Bldg)												79,400	
																Special Land Value												0	
Total Appraised Parcel Value												200,600																	
Valuation Method												C																	
Adjustment																													
Net Total Appraised Parcel Value												200,600																	
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												
201402573	10-01-2014	91	INSULATION		2,000			0		NVC DEMO GAR. ADDITION		03-14-2018			333	4	INFO AT DOOR												
278	10-17-2003	25	WINDOWS		5,725							10-02-2006			250	6	INFO BY PHON												
263	09-01-1994	MN	Manual Note		375							04-09-2004			319	2	MEASURED												
50	03-01-1988	MN	Manual Note		24,000							01-28-2004			296	15	PERMIT VISIT												
												01-11-1995			107	15	PERMIT VISIT												
												05-21-1992			131	14	INSPECTED												
												08-17-1990			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				10,000 SF	8.48	1.040	6	LAND	0.90	NA	1.00	CLOC		0		1.000	7.94	79,400								
Total Card Land Units							0.230 AC	Parcel Total Land Area: 0.2296							Total Land Value							79,400							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor		
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	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		87.52
Interior Floor 2	3	HARDWOOD	RCN		172,509
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1924
AC Type	01	NONE	Effective Year Built		1988
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		1988
Extra Fixtures	0		Depreciation %		30
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		70
Extra Kitchen St			RCNLD		120,800
FBM Sqft			Dep % Ovr		
FBM Quality			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	120	5.18	2003	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	660		20.13	13,285	
EFB	ENCL PORCH	0	126		30.35	3,825	
FFL	1ST FLOOR	1,300	1,300		100.65	130,841	
PAT	PATIO	0	198		5.08	1,006	
UHS	UNFIN HALF STORY	0	660		30.19	19,928	
WDK	WOOD DECK	0	256		14.15	3,623	
Ttl Gross Liv / Lease Area		1,300	3,200	1,714		172,509	

