

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																													
DUDLEY VINCENT P DUDLEY KRISTEN 25 BIRCH AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	270000		270,000																								
												RES LAND		101	85200		85,200																								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	2400		2,400																								
				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#																																	
GIS ID F_377560_2853700												Total		357,600		357,600																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
DUDLEY VINCENT P SCIBELLI,MARCO A SCIBELLI,MARCO A KOULIK,LEONID P CARNEVALE,ANTHONY				16334 0483		11-16-2006		U		I		323,000		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																
				15633 0328		01-13-2006		U		I		85,000		1		2020		101	259,000	2019	101	251,900	2018	101	235,700																
				13163 0522		05-05-2003		U		I		140,000		1				101	85,200		101	82,800		101	82,800																
				12688 0236		11-01-2002		U		V		243,000		1				101	2,400		101	2,400		101	2,400																
				12511 0065		08-20-2002		U		V		65,000		1																											
														Total		346600		Total		337100		Total		320900																	
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																																									
SUB DIV 901																Appraised BLDG. Value (Card) 270,000																									
																Appraised Xf (B) Value (Bldg) 0																									
																Appraised Ob (B) Value (Bldg) 2,400																									
																Appraised Land Value (Bldg) 85,200																									
																Special Land Value 0																									
																Total Appraised Parcel Value 357,600																									
																Valuation Method C																									
																Adjustment																									
																Net Total Appraised Parcel Value 357,600																									
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																	
201702959		11-20-2017		91	INSULATION		4,200		05-22-2018		100		05-22-2018		NVC		05-22-2018					400	15	PERMIT VISIT																	
201702276		08-11-2017		62	SOLAR		40,000		05-22-2018		0		05-22-2018		SOLAR ON FRONT		10-21-2016					317	3	MEAS+INSPCTD																	
1		01-24-2003		2	DWELLING		115,000								OC 10/14/2003		01-22-2004					311	3	MEAS+INSPCTD																	
																	01-20-2004					296	2	MEASURED																	
																	01-20-2004					311	2	MEASURED																	
																	06-26-1980					500	14	INSPECTED																	
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				11,153	SF	7.64		1.000	5	LAND	1.00	MA	1.00			0			1.000	7.64	85,200																
																		Total Card Land Units 0.256 AC								Parcel Total Land Area: 0.2560								Total Land Value 85,200							

Property Location 25 BIRCH AVE
 Vision ID 287 Account # 294

Map ID 14A/ 10/ 4/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11-03-2020 9:21:54 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	2	HIP		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		88.53
Interior Floor 2			RCN		300,055
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2003
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		10
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		90
Extra Kitchen St			RCNLD		270,000
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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2011	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	224	9.20	2011	60	0.00	AV	A	1.00	1,200
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2009	90	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,000		22.43	22,434	
FFL	1ST FLOOR	1,000	1,000		112.17	112,170	
GAR	GARAGE	0	532		44.91	23,892	
HST	HALF STORY	266	532		56.09	29,837	
SFL	2ND FLOOR	948	948		112.17	106,337	
WDK	WOOD DECK	0	340		15.84	5,384	
Ttl Gross Liv / Lease Area		2,214	4,352	2,675		300,055	

