

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
NYSTROM CAROL E 245 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_382315_2855007												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		114900		114,900									
												RES LAND		101		78000		78,000									
				DRAINAGE				VIEW		COMMUNITY																	
				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										192,900		192,900											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
NYSTROM CAROL E FITZGERALD FRANK P TRUSTE NYSTROM ARTHUR F HEIRS +				08988 0297		11-08-1994		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed	
				08941 0409		09-14-1994		U		I		1		1A		2020		101		108,900		2019		101		105,900	
				04835 0054		09-21-1979		U		I		0						101		78,000		2018		101		75,800	
																Total		186900		Total		181700		Total		173800	
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																											

Property Location 245 ELM ST
Vision ID 2899

Account # 2949

Map ID 35/ 27/ 3/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 3:43:54 P

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	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	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			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	96.93	
Interior Floor 2			RCN	201,587	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1955	
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	2		Depreciation %	43	
Total Rooms	5		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	114,900	
FBM Sqft	540		Dep % Ovr		
FBM Quality	1		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	1,080		22.35	24,137	
ENCL PORCH		0	70		33.52	2,347	
FFL	1ST FLOOR	1,080	1,080		111.74	120,684	
GAR	GARAGE	0	336		44.56	14,974	
OFF	OPEN PORCH	0	144		10.86	1,564	
PAT	PATIO	0	306		5.48	1,676	
UHS	UNFIN HALF STORY	0	1,080		33.52	36,205	
Ttl Gross Liv / Lease Area		1,080	4,096	1,804		201,587	

