

Property Location Vision ID 323		9 WATERMAN AV Account # 331		Map ID 14A/ 44/ 36/ / Bldg # 1		Bldg Name Sec # 1 of 1		Card # 1 of 1		State Use 101 Print Date 11-03-2020 9:27:20 A	
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CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
BIANCHI TINA MARIE 9 WATERMAN AV EAST LONGMEADOW MA 01028 GIS ID F_378441_2852948						Description	Code	Appraised	Assessed		
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	77000	77,000			
					RES LAND	101	83300	83,300			
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	1700	1,700			
SUPPLEMENTAL DATA					Total				162,000	162,000	
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
BIANCHI TINA MARIE CARTER CRYSTAL L MAKOWIEC SHARI ANN KENYON ROBIN A, AUGUSTO WAYNE D + HEIDI J,	23366	67	08-14-2020	Q	I	180,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
	20406	0002	08-28-2014	Q	I	121,250	00	2020	101	72,800	2019	101	71,100	2018	101	65,200
	14701	0598	12-15-2004	U	I	135,000			101	83,300		101	80,900		101	80,900
	11192	0168	05-12-2000	U	I	94,000			101	1,700		101	1,700		101	1,700
07303	0091	10-26-1989	U	I	95,000		Total	157800		Total	153700		Total	147800		

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					APPRAISED VALUE SUMMARY							
Nbhd	Nbhd Name	B	Tracing	Batch	Appraised BLDG. Value (Card)				77,000			
0001			101	MA	Appraised Xf (B) Value (Bldg)				0			
					Appraised Ob (B) Value (Bldg)				1,700			
					Appraised Land Value (Bldg)				83,300			
					Special Land Value				0			
					Total Appraised Parcel Value				162,000			
					Valuation Method				C			
					Adjustment							
					Net Total Appraised Parcel Value				162,000			

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	
201502876	11-30-2015	91	INSULATION	2,233		0			06-12-2015			317	16	FIELDREV CHG	
									09-12-2014			317	3	MEAS+INSPCTD	
									05-14-2005			311	14	INSPECTED	
									05-05-2005			311	2	MEASURED	
									04-22-1992			131	4	INFO AT DOOR	
									04-01-1992			107	22	MAILER SENT	
									10-11-1990			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				6,000 SF	13.89	1.000	5	LAND	1.00	MA	1.00			0		1.000	13.89	83,300		
Total Card Land Units							0.138	AC	Parcel Total Land Area: 0.1377							Total Land Value							83,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	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	3	MASONRY	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			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	91.45	
Interior Floor 2			RCN	122,222	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1920	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	1		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
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	63	
Extra Kitchen St			RCNLD	77,000	
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	2002	50	0.00	FR	F	0.90	200
02	SHED/FR			L	288	7.48	2013	70	0.00	GD	A	1.00	1,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	576		20.91	12,044	
FFL	1ST FLOOR	734	734		104.73	76,873	
HST	HALF STORY	288	576		52.37	30,163	
OPF	OPEN PORCH	0	33		9.52	314	
WDK	WOOD DECK	0	192		14.73	2,828	
Ttl Gross Liv / Lease Area		1,022	2,111	1,167		122,222	

