

State Use 101
Print Date 11-03-2020 5:52:55 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
WENGJEN RUDOLF J WENGJEN GERALDINE M 78 COLONY DR EAST LONGMEADOW MA 01028 GIS ID F_384837_2854756												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	113100		113,100																		
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	103200		103,200																		
												RESIDNTL.		101	200		200																		
				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		216,500		216,500																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
WENGJEN RUDOLF J WENGJEN RUDOLF J ARBORIO LOUIS F				21366	0365	09-21-2016	U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				20903	0439	10-07-2015	Q	I	200,000		00	2020	101	111,000	2019	101	108,100	2018	101	101,800															
				03763	0489	12-29-1972	U	I	0				101	103,200		101	100,200		101	100,200															
													101	200		101	200		101	200															
Total												214400		Total		208500		Total		202200															
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																		APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 113,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 200 Appraised Land Value (Bldg) 103,200 Special Land Value 0 Total Appraised Parcel Value 216,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 216,500																	
Nbhd		Nbhd Name			B			Tracing			Batch																								
0001								101			MG																								
NOTES																																			
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							
201600079		01-19-2016		91		INSULATION		3,275				0						07-09-2019						334		2		MEASURED							
																		10-21-2011						317		14		INSPECTED							
																		10-14-2011						317		2		MEASURED							
																		09-11-2002						274		3		MEAS+INSPCTD							
																		04-04-1992						170		3		MEAS+INSPCTD							
																		01-13-1981						500		3		MEAS+INSPCTD							
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		RA				15,364	SF	5.65	1.190	7	LAND	1.00	MG	1.00			0		1.000	6.72	103,200												
Total Card Land Units								0.353	AC	Parcel Total Land Area: 0.3527								Total Land Value								103,200									

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	19		RANCH				Basement Floor	12	CONCRETE				
Model	01		RESIDENTIAL				Bsmt Garage	2					
Grade	C		AVERAGE				#Heat Sys	1.00					
Stories	1.00		1 STORY				Units	1					
Foundation	2		CONC BLOCK				MIXED USE						
Exterior Wall 1	1		WOOD SHING				Code	Description			Percentage		
Exterior Wall 2							101	ONE FAM			100		
Roof Structure	1		GABLE								0		
Roof Cover	1		ASPHALT SH								0		
Interior Wall 1	1		DRYWALL				COST / MARKET VALUATION						
Interior Wall 2							Adj Base Rate				106.32		
Interior Floor 1	4		CARPET				RCN				191,738		
Interior Floor 2							Net Other Adj						
Heat Fuel	2		GAS				Year Built				1972		
Heat Type	3		FORCED H/W				Effective Year Built				1977		
AC Type	01		NONE				Depreciation Code				AV		
Bedrooms	3						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	0						Depreciation %				41		
Extra Fixtures	1						Functional Obsol						
Total Rooms	5						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition				59		
Extra Kitchens	0						RCNLD				113,100		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	1						Misc Imp Ovr Comment						
WS Flues							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	55	7.48	1980	60	0.00	AV	A	1.00	200

