

State Use 101
Print Date 11-03-2020 6:17:22 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
LECLAIR FLORENCE E PO BOX 98 EAST LONGMEADOW MA 01028 GIS ID F_385389_2852469 Mailed												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		104900		104,900											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		94400		94,400											
				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#						Total		199,300		199,300													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
LECLAIR FLORENCE E FERRI AMALIA N,				10596 0104 02544 0504		12-31-1998 05-21-1957		U U		I I		111,000 0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
														2020	101 101	99,300 94,400	2019	101 101	96,500 91,600	2018	101 101	89,100 91,600							
				Total		0.00										Total	193700	Total	188100	Total	180700								
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		YEAR	Amount														Comm Int					
														APPRaised VALUE SUMMARY															
														Appraised BLDG. Value (Card)				104,900											
														Appraised Xf (B) Value (Bldg)				0											
														Appraised Ob (B) Value (Bldg)				0											
														Appraised Land Value (Bldg)				94,400											
														Special Land Value				0											
														Total Appraised Parcel Value				199,300											
														Valuation Method				C											
														Adjustment															
														Net Total Appraised Parcel Value				199,300											
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	
201602338 207		08-05-2016 09-02-2009		25 7		WINDOWS REMODEL		14,475 7,600		03-30-2017		100 0		03-30-2017		20 REPLACEMENT KITCHEN		03-30-2017 03-09-2010 08-15-2002 07-26-2002 07-11-2002 02-27-1992 12-03-1980						317 316 274 250 274 170 500		15 2 14 22 2 3 3		PERMIT VISIT MEASURED INSPECTED MAILER SENT MEASURED MEAS+INSPCTD 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				18,996	SF	4.64	1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	4.97	94,400				
Total Card Land Units								0.436	AC	Parcel Total Land Area: 0.4361								Total Land Value								94,400			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmnt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	8	BRICK VENR	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	107.77	
Interior Floor 1	3	HARDWOOD	RCN	166,429	
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built	1957	
Heat Type	3	FORCED H/W	Effective Year Built	1981	
AC Type	01	NONE	Depreciation Code	AG	
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %	37	
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	63	
Extra Kitchens	0		RCNLD	104,900	
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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,008		24.38	24,575	
EFP	ENCL PORCH	0	104		36.26	3,771	
FFL	1ST FLOOR	1,008	1,008		121.66	122,632	
GAR	GARAGE	0	312		48.74	15,207	
PAT	PATIO	0	48		5.07	243	
Ttl Gross Liv / Lease Area		1,008	2,480	1,368		166,429	

