

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
FEARN STUART A FEARN JENNIFER A 126 MOUNTAINVIEW RD EAST LONGMEADOW MA 01028 GIS ID F_386296_2852233												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	330900		330,900														
												RES LAND		101	110500		110,500														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000														
				SUPPLEMENTAL DATA										Total		442,400		442,400													
				Alt Prcl ID SP Permit Chapter Land OC Dates 2/25/2011 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)															
FEARN STUART A LAU WAI WAN, BAKER RICHARD E + GAIL E PALAZZESI ANTONIO L YACOVONE				11449 0223		12-18-2000		U		I		185,000		1S		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed				
				09316 0334		11-22-1995		U		I		130,000				2020		101	319,500	2019		101	311,000	2018		101	284,000				
				07165 0148		05-11-1989		U		I		178,000						101	110,500			101	107,500			101	107,500				
				06469 0226		04-30-1987		U		I		61,500						101	1,000			101	1,000			101	1,000				
				06336 0123		12-24-1986		U		V		42,000																			
														Total		431000		Total		419500		Total		392500							
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															
0001												101				MG															
NOTES																															
																		Appraised BLDG. Value (Card)						330,900							
																		Appraised Xf (B) Value (Bldg)						0							
																		Appraised Ob (B) Value (Bldg)						1,000							
																		Appraised Land Value (Bldg)						110,500							
																		Special Land Value						0							
Total Appraised Parcel Value						442,400																									
Valuation Method						C																									
Adjustment																															
Net Total Appraised Parcel Value						442,400																									
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			
307		10-01-2010		4		ADDITION		200,000								OC 2/25/2011 50X3		08-16-2019						334		2		MEASURED			
35		02-06-2008		9		ALTERATION		21,000								WINDOWS & SIDIN		02-25-2011						400		25		OC VISIT			
155		06-01-1987		2		DWELLING		100,000								SPLIT ENT		01-07-2011						317		15		PERMIT VISIT			
																		01-07-2011						317		15		PERMIT VISIT			
																		03-02-2010						316		1		LEFT NOTICE			
																		01-16-2009						317		15		PERMIT VISIT			
																		10-08-2002						274		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		RA				33,091	SF	2.81		1.190	7	LAND	1.00	MG	1.00			0				1.000	3.34		110,500				
Total Card Land Units								0.760	AC	Parcel Total Land Area: 0.7597								Total Land Value										110,500			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	4	
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			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	88.63	
Interior Floor 2			RCN	389,297	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1987	
AC Type	03	FULL	Effective Year Built	2003	
Bedrooms	4		Depreciation Code	GV	
Full Baths	3		Remodel Rating	05	
Half Baths	0		Year Remodeled	2010	
Extra Fixtures	0		Depreciation %	15	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	1		Overall % Condition	85	
Extra Kitchen St	A	AVERAGE	RCNLD	330,900	
FBM Sqft	922		Dep % Ovr		
FBM Quality	4		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues	1		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	192	7.48	1995	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
FFL	1ST FLOOR	2,356	2,356		130.07	306,443
LLV	LOWR LEVEL	0	2,304		32.52	74,920
PAT	PATIO	0	278		6.55	1,821
WDK	WOOD DECK	0	338		18.09	6,113
Ttl Gross Liv / Lease Area		2,356	5,276	2,993		389,297

