

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
LI MEI NUAN 9 LINDEN AV EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	181000		181,000																		
												RES LAND		101	87100		87,100																		
				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#																											
GIS ID F_379187_2851346												Total		268,100		268,100																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
LI MEI NUAN MOURAD JAD LUXTON MELISSA V LUXTON RICHARD N +, PETRI ELAINE +				22249		0456		07-02-2018		Q		I		225,000		00		Year		Code		Assessed		Year		Code		Assessed							
				21274		0502		07-20-2016		U		I		107,500		1		2020		101		174,500		2019		101		205,500		2018		101		193,400	
				18323		0293		06-04-2010		U		I		100		1				101		87,100				101		84,500				101		84,500	
				08781		0572		03-25-1994		U		I		136,000																					
				07611		0322		12-21-1990		U		I		165,000				Total		261600		Total		290000		Total		277900							
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																																			
PARCEL SPLIT #556														Appraised BLDG. Value (Card) 181,000																					
														Appraised Xf (B) Value (Bldg) 0																					
														Appraised Ob (B) Value (Bldg) 0																					
														Appraised Land Value (Bldg) 87,100																					
														Special Land Value 0																					
														Total Appraised Parcel Value 268,100																					
														Valuation Method C																					
														Adjustment																					
														Net Total Appraised Parcel Value 268,100																					
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							
262		08-01-1988		MN		Manual Note		60,000								SFR		03-09-2017						317		15		PERMIT VISIT							
																		02-03-2017						119		2		MEASURED							
																		05-04-2004						318		14		INSPECTED							
																		04-02-2004						250		22		MAILER SENT							
																		03-08-2004						311		2		MEASURED							
																		04-01-1992						107		22		MAILER SENT							
																		07-24-1991						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				16,349	SF	5.33	1.000	5	LAND	1.00	MA	1.00				0			1.000	5.33	87,100										
Total Card Land Units								0.375	AC	Parcel Total Land Area: 0.3753								Total Land Value								87,100									

Property Location 9 LINDEN AV
Vision ID 410

Account # 419

Map ID 15/ 37B/ 2/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 9:40:16 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	12	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	16	STONE VENR	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		94.51
Interior Floor 1	4	CARPET	RCN		247,879
Interior Floor 2	15	LAMINATE	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1988
Heat Type	1	FORCED H/A	Effective Year Built		1991
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		27
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		73
Extra Kitchens	0		RCNLD		181,000
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	936		23.20	21,711
FFL	1ST FLOOR	936	936		116.10	108,672
GAR	GARAGE	0	338		46.37	15,674
HST	HALF STORY	169	338		58.05	19,621
OPF	OPEN PORCH	0	216		11.83	2,554
TQS	3/4 STORY	632	842		87.15	73,377
WDK	WOOD DECK	0	384		16.33	6,270
Ttl Gross Liv / Lease Area		1,737	3,990	2,135		247,879

