

State Use 101
Print Date 11-03-2020 6:51:13 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
CARHART THOMAS M CARHART FRANCES M 172 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_385966_2849514												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	275200		275,200								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	103500		103,500								
												RESIDENTL.		101	25200		25,200								
				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		403,900		403,900									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
CARHART THOMAS M CARHART				06087	0229	05-16-1986		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				05866	0323	08-01-1985		U	I	27,500		2020	101	267,400	2019	101	260,000	2018	101	242,500					
													101	103,500		101	100,700		101	100,700					
													101	25,200		101	25,200		101	23,700					
				Total		0.00										396100		Total		385900		Total		366900	
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		MG																	
NOTES																									
												APPRaised VALUE SUMMARY													
												Appraised BLDG. Value (Card)										275,200			
												Appraised Xf (B) Value (Bldg)										0			
												Appraised Ob (B) Value (Bldg)										25,200			
												Appraised Land Value (Bldg)										103,500			
												Special Land Value										0			
												Total Appraised Parcel Value										403,900			
												Valuation Method										C			
												Adjustment													
												Net Total Appraised Parcel Value										403,900			
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	
201802305		07-17-2018		21	SIDING		31,745		06-06-2019		100		06-06-2019		22 REPLACEMENT		06-06-2019					400	15	PERMIT VISIT	
201702419		09-13-2017		25	WINDOWS		32,625		05-29-2018		100		05-29-2018				07-02-2018					333	2	MEASURED	
201503085		12-15-2015		91	INSULATION		7,000				100						05-29-2018					400	15	PERMIT VISIT	
230		07-27-2007		4	ADDITION		10,000										04-04-2008					317	2	MEASURED	
69		04-23-2001		3	GARAGE		15,000								DETACHED		04-04-2008					317	15	PERMIT VISIT	
131		06-01-1989		MN	Manual Note		5,000								POOL A		06-12-2002					250	22	MAILER SENT	
193		01-01-1985		MN	Manual Note										SFR		06-06-2002					274	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	RAA				40,000	SF	2.39	1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	2.56	102,400	
1	101	ONE FAM	RAA				0.150	AC	7,000	1.000	0		1.00	MG	1.00				0			1.000	7,000	1,100	
Total Card Land Units							1.068	AC	Parcel Total Land Area: 1.0683					Total Land Value										103,500	

Property Location 172 KIBBE RD
 Vision ID 4133 Account # 4200

Map ID 51/ 14/ 3/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	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	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	82.46	
Interior Floor 2	3	HARDWOOD	RCN	348,373	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1985	
AC Type	03	FULL	Effective Year Built	1997	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	21	
Total Rooms	9		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	79	
Extra Kitchen St			RCNLD	275,200	
FBM Sqft	325		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
04	GARAGE/L			L	704	30.48	2001	70	0.00	GD	G	1.25	18,800
22	WOOD DK			L	896	9.20	1990	60	0.00	AV	A	1.00	4,900
02	SHED/FR			L	120	7.48	2001	60	0.00	AV	A	1.00	500
02	SHED/FR			L	40	7.48	2009	60	0.00	AV	A	1.00	200
02	SHED/FR			L	80	7.48	2014	60	0.00	AV	A	1.00	400
02	SHED/FR			L	96	7.48	2014	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,623		20.59	33,418	
CFL	CATHEDRAL CE	820	820		105.96	86,888	
FFL	1ST FLOOR	1,093	1,093		102.83	112,388	
OFP	OPEN PORCH	0	186		10.50	1,954	
PAT	PATIO	0	456		5.19	2,365	
SFL	2ND FLOOR	1,083	1,083		102.83	111,360	
Ttl Gross Liv / Lease Area		2,996	5,261	3,388		348,373	

