

State Use 101
Print Date 11-03-2020 7:00:42 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
NGUYEN CHUNG HUU NGUYEN VAN PHI 20 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_386212_2846600												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	158000		158,000												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	94800		94,800												
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		252,800		252,800											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
NGUYEN CHUNG HUU LIU CHUN-KEUNG SIMON +, OUELLETTE GERTRUDE L				14326		0397		07-12-2004		U		I		251,000				Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed	
				10069		0538		11-17-1997		U		I		99,000				2020	101	149,500		2019	101	142,800		2018	101	131,500	
				02846		0120		11-13-1961		U		I		0					101	94,800			101	91,800			101	91,800	
																Total		244300		Total		234600		Total		223300			
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) 158,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 94,800 Special Land Value 0 Total Appraised Parcel Value 252,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 252,800														
Total		0.00																											
ASSESSING NEIGHBORHOOD																													
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												
201200177	01-30-2012	12	REROOF		8,690					SECOND FL ADDTN DECK		07-24-2019			334	3	MEAS+INSPCTD												
50	03-28-2001	4	ADDITION		44,000							07-06-2012			317	15	PERMIT VISIT												
170	07-01-1993	MN	Manual Note		1,000							08-28-2009			317	14	INSPECTED												
												08-14-2009			317	2	MEASURED												
												02-03-2004			311	15	PERMIT VISIT												
										02-06-2003			274	15	PERMIT VISIT														
										02-26-2002			274	15	PERMIT VISIT														
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				19,750	SF	4.48	1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	4.8	94,800					
Total Card Land Units							0.453	AC	Parcel Total Land Area: 0.4534							Total Land Value										94,800			

Property Location 20 KIBBE RD
Vision ID 4197

Account # 4266

Map ID 52/ 8/ 11/ /

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	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		92.65
Interior Floor 2	4	CARPET	RCN		225,688
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1948
AC Type	03	FULL	Effective Year Built		1988
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		158,000
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	993		21.20	21,056	
FFL	1ST FLOOR	1,097	1,097		105.81	116,071	
GAR	GARAGE	0	330		42.32	13,967	
OPF	OPEN PORCH	0	21		10.08	212	
SFL	2ND FLOOR	686	686		105.81	72,584	
WDK	WOOD DECK	0	118		15.24	1,799	
Ttl Gross Liv / Lease Area		1,783	3,245	2,133		225,688	

