

State Use 101
Print Date 11-03-2020 7:10:37 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
BOCWINSKI MYRON BOCWINSKI GREGORY C 78 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386040_2844278												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	244800		244,800											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	166300		166,300											
												RESIDNTL.		101	3000		3,000											
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																				
												Total		414,100		414,100												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
BOCWINSKI MYRON BOCWINSKI,GREGORY C + MYRON BOCWINSKI JOSEPH,				18217		0485		03-12-2010		U		I		100		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				15634		0572		01-11-2006		U		I		1		1A		2020	101	232,100	2019	101	225,600	2018	101	211,300		
				05852		0222		07-15-1985		U		I		159,000				101	166,300		101	163,500		101	163,500			
																		101	3,000		101	3,000		101	3,000			
				Total		0.00										Total		401400		Total		392100		Total		377800		
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 BLDG. Value (Card) 244,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,000 Appraised Land Value (Bldg) 166,300 Special Land Value 0 Total Appraised Parcel Value 414,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 414,100												
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			
255		11-01-1990		MN		Manual Note		20,000								ADDITION		07-03-2018					333	2	MEASURED			
184		08-01-1990		MN		Manual Note		15,000								GARAGE		04-17-2009					317	14	INSPECTED			
																		04-10-2009					317	2	MEASURED			
																		04-09-2002					274	3	MEAS+INSPCTD			
																		02-24-1995					107	15	PERMIT VISIT			
																		04-05-1994					210	15	PERMIT VISIT			
																		03-08-1993					131	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		RAA				40,000	SF	2.39	1.190	7	LAND	1.00	MG	1.00												
1	101	ONE FAM		RAA				9.130	AC	7,000	1.000	0		1.00	MG	1.00		5+ AC POND		0			TRF2	0.9	1.000	2.56	102,400	
																									7,000		63,900	
Total Card Land Units								10.048	AC	Parcel Total Land Area: 10.0483								Total Land Value										166,300

Property Location 78 LEE ST
Vision ID 4261

Account # 4330

Map ID 54/ 1/ 0/ /

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	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
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		82.22
Interior Floor 1	3	HARDWOOD	RCN		349,784
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1959
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	2		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		70
Extra Kitchens	0		RCNLD		244,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		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
02	SHED/FR			L	216	7.48	1963	60	0.00	AV	A	1.00	1,000
02	SHED/FR			L	375	7.48	1985	70	0.00	GD	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,556		20.56	52,540	
CFL	CATHEDRAL CE	576	576		105.85	60,971	
FFL	1ST FLOOR	1,980	1,980		102.82	203,578	
GAR	GARAGE	0	700		41.13	28,789	
OPF	OPEN PORCH	0	91		10.17	925	
PAT	PATIO	0	576		5.18	2,982	
Ttl Gross Liv / Lease Area		2,556	6,479	3,402		349,784	

