

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
MUHLMANN GUILLERMO M MUHLMANN SUZANNE S 556 CONVERSE ST LONGMEADOW MA 01106												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	132400		132,400																
												RES LAND		101	78800		78,800																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	10600		10,600																
				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_375039_2847754												Total		221,800		221,800																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
MUHLMANN GUILLERMO M PROSPERITY PROPERTIES LLC, MUHLMANN GUILLERMO M, ALEXANDRU FLORIN +, ANDERSON PHILIP T				19586		0002		12-10-2012		U		I		1		1F		Year		Code	Assessed		Year	Code	Assessed								
				19087		0139		01-20-2012		U		I		1		1B		2020		101	125,400		2019	101	122,000		2018	101	112,700				
				11114		0321		03-02-2000		U		I		131,500						101	78,800			101	76,400			101	76,400				
				08442		0081		06-04-1993		U		I		117,000						101	10,600			101	10,600			101	10,600				
				05589		0334		04-04-1984		U		I		0		1A																	
																Total		214800		Total		209000		Total		199700							
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																																	
														Appraised BLDG. Value (Card)										132,400									
														Appraised Xf (B) Value (Bldg)										0									
														Appraised Ob (B) Value (Bldg)										10,600									
														Appraised Land Value (Bldg)										78,800									
														Special Land Value										0									
														Total Appraised Parcel Value										221,800									
														Valuation Method										C									
														Adjustment																			
														Net Total Appraised Parcel Value										221,800									
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					
201701589		05-22-2017		54		FENCE		4,500				0						01-22-2016						105		2		MEASURED					
																		03-25-2004						317		3		MEAS+INSPCTD					
																		07-13-1992						131		14		INSPECTED					
																		04-01-1992						107		22		MAILER SENT					
																		09-21-1990						131		2		MEASURED					
																		05-13-1980						500		3		MEAS+INSPCTD					
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		RB				17,050	SF	5.13	1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	4.62	78,800								
Total Card Land Units								0.391	AC	Parcel Total Land Area:				0.3914											Total Land Value				78,800				

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	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1			Adj Base Rate	97.93	
Interior Floor 2	3	HARDWOOD	RCN	232,327	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1950	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		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	57	
Extra Kitchen St			RCNLD	132,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	2		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
03	GARAGE	OB	Outbuildi	L	624	28.18	1962	60	0.00	AV	A	1.00	10,600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,254		24.33	30,515
EFP	ENCL PORCH	0	112		36.91	4,133
FFL	1ST FLOOR	1,626	1,626		121.57	197,679
Ttl Gross Liv / Lease Area		1,626	2,992	1,911		232,327

