

State Use 101
Print Date 11-04-2020 8:06:03 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
CONNAUGHTON BRIAN S SR CONNAUGHTON HOPE 484 SOMERS RD EAST LONGMEADOW MA 01028 GIS ID F_389128_2844960												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		211600		211,600																			
												RES LAND		101		100400		100,400																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		800		800																			
				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		312,800		312,800																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
CONNAUGHTON BRIAN S SR RALEIGH WILLIAM T WELLS FARGO BANK NA MAURER MARK C HUNT,JEAN E				21781 0126		07-26-2017		Q		I		305,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed					
				21459 0155		11-23-2016		U		I		164,500		1S		2020		101		201,100		2019		101		195,900		2018		101		181,800					
				21180 0291		05-17-2016		U		I		200,700		1L				101		100,400				101		97,300		101		97,300							
				17937 0201		08-13-2009		U		I		225,000						101		800				101		800		101		4,500							
				15966 0405		06-09-2006		U		I		1		1A																							
																Total		302300		Total		294000		Total		283600											
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																																					
																		APPROAISED VALUE SUMMARY																			
																		Appraised BLDG. Value (Card)										211,600									
																		Appraised Xf (B) Value (Bldg)										0									
																		Appraised Ob (B) Value (Bldg)										800									
																		Appraised Land Value (Bldg)										100,400									
																		Special Land Value										0									
																		Total Appraised Parcel Value										312,800									
Valuation Method										C																											
Adjustment																																					
Net Total Appraised Parcel Value										312,800																											
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									
328		10-15-2004		3		GARAGE		5,905								POOLA		04-09-2018						333		3		MEAS+INSPCTD									
75		04-01-1993		MN		Manual Note		4,500										03-29-2007						311		14		INSPECTED									
																		03-22-2007						311		2		MEASURED									
																								311		15		PERMIT VISIT									
																								247		14		INSPECTED									
																								247		2		MEASURED									
																								210		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				34,272	SF	2.73	1.190	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	2.93	100,400													
Total Card Land Units								0.787	AC	Parcel Total Land Area: 0.7868								Total Land Value								100,400											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
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	4	SOLID WOOD	Adj Base Rate		93.28
Interior Floor 1	4	CARPET	RCN		274,775
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1962
Heat Type	3	FORCED H/W	Effective Year Built		1995
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		23
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		77
Extra Kitchens	0		RCNLD		211,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	327		Dep Ovr Comment		
FBM Quality	3		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
02	SHED/FR			L	120	7.48	1995	70	0.00	GD	G	1.25	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,306		24.68	32,232	
FFL	1ST FLOOR	1,306	1,306		123.49	161,284	
HST	HALF STORY	623	1,246		61.75	76,937	
OPF	OPEN PORCH	0	40		12.35	494	
WDK	WOOD DECK	0	220		17.40	3,828	
Ttl Gross Liv / Lease Area		1,929	4,118	2,225		274,775	

