

State Use 101
Print Date 11-04-2020 8:11:21 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
COUGHLIN JOSEPH 57 PEASE RD EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	170100		170,100											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	111600		111,600											
												RESIDNTL.		101	8200		8,200											
				SUPPLEMENTAL DATA																								
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		289,900		289,900												
GIS ID F_389170_2843784																												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
COUGHLIN JOSEPH COUGHLIN LINDAA LINDGREN RUTH M,				21398 0553		10-13-2016		U		I		135,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				15771 0462		03-21-2006		U		I		292,500				2020	101	161,400	2019	101	155,800	2018	101	144,100				
				05061 0356		01-29-1981		U		I		0					101	111,600		101	108,800		101	108,800				
																	101	8,200		101	8,200		101	8,200				
				Total										Total		281200		Total		272800		Total		261100				
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 VALUE SUMMARY Appraised BLDG. Value (Card) 170,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 8,200 Appraised Land Value (Bldg) 111,600 Special Land Value 0 Total Appraised Parcel Value 289,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 289,900												
Nbhd				Nbhd Name				B				Tracing												Batch				
0001												101												MG				
NOTES																												
SUB DIV #723																												
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						
201203247167		10-09-201205-16-2006		410	ADDITION SHED		10,8007,500								RENO EXISTING OC 4/3/07 24` X 24`		08-12-201906-14-201303-02-200711-09-200605-03-200004-24-200003-06-1992				3341053113247247170	31415314223	MEAS+INSPECTDINSPECTEDPERMIT VISITMEAS+INSPECTDINSPECTEDMEASUREDMEAS+INSPECTD					
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				40,000		SF		2.39	1.190	7	LAND	1.00	MG	1.00				0	TRF2	0.9	1.000	2.56	102,400	
1	101	ONE FAM		RA				1.320		AC		7,000	1.000	0		1.00	MG	1.00				0			1.000	7,000	9,200	
Total Card Land Units								2.238		AC		Parcel Total Land Area: 2.2383												Total Land Value				111,600

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		AVERAGE				#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							Adj Base Rate				89.43		
Interior Floor 1	3		HARDWOOD				RCN				269,992		
Interior Floor 2	5		LINO/VINYL				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1963		
Heat Type	1		FORCED H/A				Effective Year Built				1981		
AC Type	03		FULL				Depreciation Code				AG		
Bedrooms	4						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	1						Depreciation %				37		
Extra Fixtures	0						Functional Obsol						
Total Rooms	7						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style	A		AVERAGE				Condition						
Kitchens	1						% Complete						
Kitchen Style	G		GOOD				Overall % Condition				63		
Extra Kitchens	0						RCNLD				170,100		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	2						Misc Imp Ovr Comment						
WS Flues	1						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	144	7.48	1980	30	0.00	PR	F	0.90	300
32	BARN/LFT			L	576	19.55	2006	70	0.00	GD	A	1.00	7,900
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	960		20.94		20,100		
FFL	1ST FLOOR					1,696	1,696		104.69		177,552		
GAR	GARAGE					0	528		41.84		22,089		
HST	HALF STORY					480	960		52.34		50,251		
Ttl Gross Liv / Lease Area						2,176	4,144	2,579			269,992		

