

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
LANDIS WENDY 41 ALANDALE DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	193000		193,000												
												RES LAND		101	86700		86,700												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	3200		3,200												
				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#																					
GIS ID F_377272_2846904										Total				282,900		282,900													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
LANDIS WENDY DOUGLAS SANDRA J +, WIENKA RICH				32155 LC		03-25-2005		U		I		210,000		1A		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed		
				LC-22 0		09-15-1986		U		I		1		1A		2020		101	183,000	2019	101	177,900	2018	101	164,500				
				LC00 0		02-18-1972		U		I		0						101	86,700		101	84,200		101	84,200				
																		101	3,200		101	3,200							
														Total		272900		Total		265300		Total		248700					
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) 193,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,200 Appraised Land Value (Bldg) 86,700 Special Land Value 0 Total Appraised Parcel Value 282,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 282,900														
Total		0.00																											
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						101		MA																					
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	
201702491		09-18-2017		11		POOL		15,000		03-01-2018		100		03-01-2018		15X24 ABOVE GRO		02-28-2018						333		15		PERMIT VISIT	
117		05-05-2005		4		ADDITION		63,000								24' X 44' ADDITION		01-12-2006						311		3		MEAS+INSPCTD	
201		07-01-1993		MN		Manual Note		25,000								ADDITION		12-30-2005						311		15		PERMIT VISIT	
																		12-05-2005						311		15		PERMIT VISIT	
																		03-24-2004						317		3		MEAS+INSPCTD	
																		01-20-1994						105		15		PERMIT VISIT	
																		09-20-1990						131		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				15,000	SF	5.78	1.000	5	LAND	1.00	MA	1.00					0			1.000	5.78	86,700			
Total Card Land Units								0.344	AC	Parcel Total Land Area: 0.3444				Total Land Value								86,700							

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	AVERAGE	#Heat Sys	2.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		88.23
Interior Floor 2	3	HARDWOOD	RCN		275,693
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1965
AC Type	02	PARTIAL	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	9		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	2		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		193,000
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		

MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION	
Adj Base Rate	88.23
RCN	275,693
Net Other Adj	
Year Built	1965
Effective Year Built	1988
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	193,000
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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
09	POOL A-R	OB	Outbuildi	L	384	12.08	2018	70	0.00	GD	A	1.00	3,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,922		20.33	39,079	
FFL	1ST FLOOR	2,178	2,178		101.77	221,654	
GAR	GARAGE	0	240		40.71	9,770	
OPF	OPEN PORCH	0	48		10.60	509	
WDK	WOOD DECK	0	328		14.27	4,681	
Ttl Gross Liv / Lease Area		2,178	4,716	2,709		275,693	

