

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
NGUYEN CHRIS DANG TRJEU T 47 SCHUYLER DR EAST LONGMEADOW MA 01028 GIS ID F_375500_2845630												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	162900		162,900																
												RES LAND		101	76800		76,800																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	6200		6,200																
				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		245,900		245,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
NGUYEN CHRIS KELLEY JAMES R OSBORNE LEON A + SANDRA E,CO-TRUST OSBORNE LEON A + SANDRA E, BENTON ASSOCIATES INC				22759		31		07-17-2019		Q		I		250,000		00		Year		Code	Assessed		Year	Code	Assessed		Year	Code	Assessed				
				16902		0021		08-29-2007		U		I		252,000						2020		101	156,500		2019	101	152,400		2018	101	141,300		
				13370		0003		07-12-2003		U		I		1		1A						101		76,800			101	74,600			101	74,600	
				08925		0576		08-26-1994		U		I		117,900								101		6,200			101	6,200			101	6,200	
				0000		0000				U				0																			
																Total		239500		Total		233200		Total		222100							
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			NF																						
NOTES																																	
SUB DIV #718																Appraised BLDG. Value (Card)										162,900							
12/15 PAT EST VERIFY UPON INSPECT																Appraised Xf (B) Value (Bldg)										0							
																Appraised Ob (B) Value (Bldg)										6,200							
																Appraised Land Value (Bldg)										76,800							
																Special Land Value										0							
																Total Appraised Parcel Value										245,900							
																Valuation Method										C							
																Adjustment																	
																Net Total Appraised Parcel Value										245,900							
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									
254		08-01-2005		1	PORCH		21,000				0				SUNROOM		12-04-2015					317	2	MEASURED									
151		06-23-2003		8	RENOVATION		6,000								BMT REC RM OC 1		12-05-2005					311	15	PERMIT VISIT									
189		07-01-1994		MN	Manual Note		63,100								DWELLING		04-27-2004					317	14	INSPECTED									
																	04-05-2004					AO	22	MAILER SENT									
																	03-25-2004					311	2	MEASURED									
																	01-27-2004					311	15	PERMIT VISIT									
																	01-13-1995					107	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				4,629	SF	16.6		1.000	4	LAND	1.00	NF	1.00			0			1.000	16.6	76,800								
Total Card Land Units								0.106	AC	Parcel Total Land Area:				0.1063				Total Land Value								76,800							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	106.89	
Interior Floor 2			RCN	191,667	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1994	
AC Type	03	FULL	Effective Year Built	2003	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	15	
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	85	
Extra Kitchen St			RCNLD	162,900	
FBM Sqft	487		Dep % Ovr		
FBM Quality	4		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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	299	28.18	1994	60	0.00	AV	A	1.00	5,100
19	PATIO			L	322	5.75	2009	60	0.00	AV	A	1.00	1,100

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	696		25.45	17,714
EFB	ENCL PORCH	0	144		38.05	5,480
FFL	1ST FLOOR	696	696		127.44	88,697
SFL	2ND FLOOR	626	626		127.44	79,776
Ttl Gross Liv / Lease Area		1,322	2,162	1,504		191,667

