

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
BROWN THOMAS E BROWN JENNIFER L 12 WINDING BROOK LN EAST LONGMEADOW MA 01028 GIS ID F_391555_2854022												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	287600		287,600															
												RES LAND		101	127000		127,000															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	500		500															
				SUPPLEMENTAL DATA								Total		415,100		415,100																
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
BROWN THOMAS E DUNBAR,STUART COHAN TODD WINDSOR +, COHAN TODD W WOODBIDGE ESTATES INC				16781 BK10		0348 0		06-26-2007 01-09-1998		U U		I I		396,000 261,000		1A		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
				2020		101	275,900		2019		101	268,400		2018				101	239,600													
				101		127,000		101		123,300		101		500				101		123,300												
				101		500		101		500		101		500				101		500												
				Total		403400		Total		392200		Total		362900																		
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		NV																								
NOTES																																
SUB DIV 660																		Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value														
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				
178		06-01-1994		MN		Manual Note		170,000								DWELLING		05-03-2018 04-03-2007 08-31-2006 04-18-2002 02-02-2000 01-12-2000 03-06-1995						333 250 311 274 250 247 107		3 22 2 14 22 2 15		MEAS+INSPCTD MAILER SENT MEASURED INSPECTED MAILER SENT MEASURED 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				26,855	SF	3.38	1.400	9	LAND	1.00	NV	1.00			0			1.000	4.73	127,000								
Total Card Land Units								0.617	AC	Parcel Total Land Area: 0.6165				Total Land Value				127,000														

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 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	4	CARPET	Adj Base Rate	83.24	
Interior Floor 2	3	HARDWOOD	RCN	338,368	
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	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	15	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	287,600	
FBM Sqft	876		Dep % Ovr		
FBM Quality	1		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		

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	2010	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,340		21.45	28,743	
FFL	1ST FLOOR	1,348	1,348		107.25	144,571	
GAR	GARAGE	0	528		42.86	22,629	
OFP	OPEN PORCH	0	36		11.92	429	
PAT	PATIO	0	304		5.29	1,609	
SFL	2ND FLOOR	1,309	1,309		107.25	140,388	
Ttl Gross Liv / Lease Area		2,657	4,865	3,155		338,368	

