

State Use 101
Print Date 11-04-2020 9:23:30 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
RETCIN JONATHAN M RETCIN RACHEL M 8 OXFORD LN EAST LONGMEADOW MA 01028				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description RESIDENTL. RES LAND		Code 101 101		Appraised 322600 129500		Assessed 322,600 129,500		1006 EAST LONGMEADOW													
				DRAINAGE				VIEW		COMMUNITY																							
				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#																									
GIS ID F_392364 2848825												Total		452,100		452,100																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
RETCIN JONATHAN M CURRIER,PAUL F TURGEON JOHN E, P W B + T INC PECK ARNOLD				17084 0245		12-21-2007		U		I		440,000		1I 1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				14497 0248		09-16-2004		U		I		480,000				2020		101		313,400		2019		101		305,000		2018		101		303,200	
				07777 0583		08-12-1991		U		V		70,000						101		129,500				101		125,800				101		125,800	
				07595 0064		11-28-1990		U		I		1																					
06792 0223				03-31-1988		U		I		2,890,000				Total		442900		Total		430800		Total		429000									
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																APPROAISED VALUE SUMMARY													
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										322,600													
0001						101		NV		Appraised Xf (B) Value (Bldg)										0													
NOTES										Appraised Ob (B) Value (Bldg)										0													
SUB DIV # 575 1988 SALE 93225 INCLS 90 SALE INCLS 24 LOTS										Appraised Land Value (Bldg)										129,500													
										Special Land Value										0													
										Total Appraised Parcel Value										452,100													
										Valuation Method										C													
										Adjustment																							
Net Total Appraised Parcel Value										452,100																							
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					
201700429		02-14-2017		91		INSULATION		2,992				0				RESTORE 1ST FL & DWLG		06-26-2018						333		2		MEASURED					
64		04-04-2007		8		RENOVATION		79,000										01-30-2009						317		15		PERMIT VISIT					
252		12-01-1991		MN		Manual Note		140,000										12-28-2007						317		15		PERMIT VISIT					
																		06-15-2006						311		2		MEASURED					
																		01-18-2000						250		22		MAILER SENT					
																		12-22-1999						247		2		MEASURED					
																03-12-1993						131		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				31,063	SF	2.98	1.400	9	LAND	1.00	NV	1.00				0		1.000	4.17	129,500									
Total Card Land Units								0.713	AC	Parcel Total Land Area: 0.7131								Total Land Value								129,500							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#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	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	74.59	
Interior Floor 2	3	HARDWOOD	RCN	388,640	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1992	
AC Type	03	FULL	Effective Year Built	2001	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	17	
Total Rooms	11		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	83	
Extra Kitchen St			RCNLD	322,600	
FBM Sqft	744		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,488		20.13	29,950	
FFL	1ST FLOOR	1,488	1,488		100.50	149,547	
GAR	GARAGE	0	720		40.20	28,944	
HST	HALF STORY	360	720		50.25	36,181	
OPF	OPEN PORCH	0	348		10.11	3,518	
PAT	PATIO	0	430		5.14	2,211	
SFL	2ND FLOOR	920	920		100.50	92,462	
TQS	3/4 STORY	456	608		75.38	45,829	
Ttl Gross Liv / Lease Area		3,224	6,722	3,867		388,640	

