

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
TITUS CODY A TITUS KARA V 156 HAMPDEN RD EAST LONGMEADOW MA 01028 GIS ID F_391118 2846758 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	271100		271,100												
												RES LAND		101	104000		104,000												
				DRAINAGE				VIEW		COMMUNITY																			
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
				Total						375,100				375,100															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
TITUS CODY A PEREZ CHRISTIAN I C + M BUILDERS LLC NIMMO RICHARD T LE NIMMO RICHARD T +				23173 460		04-17-2020		Q		I		347,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				22463 0004		11-29-2018		Q		I		359,998		00		2020		101	257,200	2019	101	250,200	2018	101	181,900				
				21499 0576		12-20-2016		U		I		125,000		1				101	104,000		101	101,200		101	90,200				
				09729 0496		12-31-1996		U		I		1		1A															
				02345 0129		10-25-1954		U		I		0																	
														Total		361200		Total		351400		Total		272100					
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		MG																					
NOTES																													
FY19 ~ PL BK 379 PG 36 REC 5/2/17 INC ACREAGE TO 1.15 TAKING .81 AC FROM ABUTTING PARCEL 77-23-0. SEE P.S. #1146														Appraised BLDG. Value (Card) 271,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 104,000 Special Land Value 0 Total Appraised Parcel Value 375,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 375,100															
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				
201701370		05-01-2017		4		ADDITION		61,100		06-22-2017		100		06-20-2018		2 CAR GARAGE WI		08-14-2018					400	14	INSPECTED				
																		06-20-2018					333	15	PERMIT VISIT				
																		06-22-2017					317	2	MEASURED				
																		03-30-2006					311	2	MEASURED				
																		12-20-1999					247	3	MEAS+INSPCTD				
																		04-21-1992					131	3	MEAS+INSPCTD				
																		01-22-1981					500	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		RAA				40,000 SF		2.39		1.190	7	LAND	1.00	MG	1.00			0				0.9	1.000	2.56	102,400		
1	101	ONE FAM		RAA				0.230 AC		7,000		1.000	0		1.00	MG	1.00			0					1.000	7,000	1,600		
Total Card Land Units								1.148 AC		Parcel Total Land Area: 1.1483								Total Land Value										104,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	3	HARDWOOD	Adj Base Rate	89.68	
Interior Floor 2	4	CARPET	RCN	326,641	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1956	
AC Type	03	FULL	Effective Year Built	2001	
Bedrooms	4		Depreciation Code	VG	
Full Baths	3		Remodel Rating	04	
Half Baths	0		Year Remodeled	2017	
Extra Fixtures	0		Depreciation %	17	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St			RCNLD	271,100	
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		

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	1,094		25.61	28,020	
CRL	CRAWL	0	126		6.09	768	
FFL	1ST FLOOR	1,220	1,220		127.94	156,092	
GAR	GARAGE	0	440		51.18	22,518	
OPF	OPEN PORCH	0	192		12.66	2,431	
PAT	PATIO	0	144		6.22	896	
TQS	3/4 STORY	906	1,208		95.96	115,917	
Ttl Gross Liv / Lease Area		2,126	4,424	2,553		326,641	

