

State Use 101
Print Date 11-04-2020 9:34:55 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
JOHNSON WILLIAM F JOHNSON PAMELA H 35 FRASER DR EAST LONGMEADOW MA 01028 GIS ID F_391279_2845903												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		260200		260,200															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		120600		120,600															
												RESIDNTL.		101		38500		38,500															
				SUPPLEMENTAL DATA																													
Alt Prcl ID						Received																											
SP Permit						NIA																											
Chapter Land						Field 8																											
OC Dates						Field 9																											
In+Ex FY						Field 10																											
Mailed						Assoc Pid#																											
												Total		419,300		419,300																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
JOHNSON WILLIAM F				05657 0365		07-27-1984		U		I		0		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
																2020		101		249,800		2019		101		243,000		2018		101		226,000	
																		101		120,600				101		117,400				101		117,400	
																		101		38,500				101		38,500				101		38,500	
																Total												408900		Total		398900	
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				NG																					
NOTES																																	
																Appraised BLDG. Value (Card)										260,200							
																Appraised Xf (B) Value (Bldg)										0							
																Appraised Ob (B) Value (Bldg)										38,500							
																Appraised Land Value (Bldg)										120,600							
																Special Land Value										0							
																Total Appraised Parcel Value										419,300							
																Valuation Method										C							
																Adjustment																	
																Net Total Appraised Parcel Value										419,300							
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					
384		12-16-2005		42		REPAIRS		25,000								FOUNDATION		04-12-2018						333		2		MEASURED					
16		01-22-1997		MN		Manual Note		49,500								REMODEL		03-29-2007						311		3		MEAS+INSPECTD					
216		10-01-1991		MN		Manual Note		7,000								FGR		03-09-2007						311		30		NOAH					
																		04-20-2006						311		2		MEASURED					
																		02-03-2006						311		15		PERMIT VISIT					
																		02-03-2006						311		15		PERMIT VISIT					
																		01-26-2000						247		14		INSPECTED					
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				40,000	SF	2.39	1.240	8	LAND	1.00	NG	1.00								1.000	2.96		118,400						
1	101	ONE FAM		RA				0.320	AC	7,000	1.000	0		1.00	NG	1.00								1.000	7,000		2,200						
Total Card Land Units								1.238		AC	Parcel Total Land Area: 1.2383						Total Land Value										120,600						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	26	WOOD	Code	Description	Percentage
Exterior Wall 2	16	STONE VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		85.76
Interior Floor 1	4	CARPET	RCN		329,323
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1984
Heat Type	1	FORCED H/A	Effective Year Built		1997
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		21
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		79
Extra Kitchens	0		RCNLD		260,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1986	60	0.00	AV	A	1.00	11,300
04	GARAGE/L			L	1,02	30.48	1988	70	0.00	GD	G	1.25	27,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,388		21.73	30,165	
CFL	CATHEDRAL CE	940	940		111.74	105,036	
FFL	1ST FLOOR	644	644		108.51	69,879	
GAR	GARAGE	0	728		43.37	31,576	
HST	HALF STORY	224	448		54.25	24,306	
OPF	OPEN PORCH	0	104		10.43	1,085	
TQS	3/4 STORY	585	780		81.38	63,477	
WDK	WOOD DECK	0	252		15.07	3,798	
Ttl Gross Liv / Lease Area		2,393	5,284	3,035		329,323	

