

State Use 101
Print Date 11-04-2020 9:35:14 A

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
HALPIN PATRICK J HALPIN LAURIE A 30 FRASER DR EAST LONGMEADOW MA 01028 GIS ID F_391514_2846115 Mailed														Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	269300		269,300																
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	115300		115,300																
												RESIDNTL.		101	500		500																
				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		385,100		385,100																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
HALPIN PATRICK J STEERE RICHARD F,				10178	0049	02-27-1998	U	I	235,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
				05781	0158	03-26-1985	U	I	145,000				2020	101	258,600	2019	101	251,700	2018	101	235,900												
													101	115,300		101	111,400		101	111,400													
													101	500		101	500		101	500													
												Total		374400		Total		363600		Total		347800											
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														APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 269,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 115,300 Special Land Value 0 Total Appraised Parcel Value 385,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 385,100																			
Nbhd		Nbhd Name			B			Tracing			Batch																						
0001								101			NG																						
NOTES																																	
														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			
														201601709	05-19-2016	7	REMODEL		52,250	05-04-2017	100	05-04-2017	3 BATH RMS NVC		05-04-2017			317	15	PERMIT VISIT			
														201601430	04-26-2016	91	INSULATION		2,000		0				01-14-2011			317	15	PERMIT VISIT			
														69	03-15-2010	9	ALTERATION		3,313				ENTRY DOOR		04-20-2006			311	3	MEAS+INSPCTD			
														204	06-01-1988	MN	Manual Note		5,000				POOL		12-16-1999			247	3	MEAS+INSPCTD			
182	01-01-1984	MN	Manual Note						POOL		11-30-1988			107	15	PERMIT VISIT																	
											02-14-1985			500	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				32,485 SF	2.86	1.240	8	LAND	1.00	NG	1.00			0		1.000	3.55	115,300												
Total Card Land Units							0.746 AC	Parcel Total Land Area: 0.7458							Total Land Value							115,300											

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+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	8	BRICK 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		86.51
Interior Floor 1	4	CARPET	RCN		324,474
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1984
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	01	NONE	Depreciation Code		GV
Bedrooms	4		Remodel Rating		03
Full Baths	3		Year Remodeled		2017
Half Baths	0		Depreciation %		17
Extra Fixtures	0		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		83
Extra Kitchens	0		RCNLD		269,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft	663		Dep Ovr Comment		
FBM Quality	3		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
02	SHED/FR			L	120	7.48	1988	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	1,326		22.15	29,377
FFL	1ST FLOOR	1,350	1,350		110.86	149,655
GAR	GARAGE	0	600		44.34	26,605
SFL	2ND FLOOR	1,020	1,020		110.86	113,073
WDK	WOOD DECK	0	368		15.66	5,764
Ttl Gross Liv / Lease Area		2,370	4,664	2,927		324,474

