

State Use 101
Print Date 11-04-2020 9:36:45 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION			CURRENT ASSESSMENT																								
OSBORNE LEON A OSBORNE WENDY E 10 SHELBY LN EAST LONGMEADOW MA 01028 GIS ID F_390610_2846216												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	273600		273,600																				
												RES LAND		101	112400		112,400																				
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	2200		2,200																				
				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#						Total		388,200		388,200																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
OSBORNE LEON A MOORE WINSTON E, MORRISINO FRANK P JR +, THREE R GENERAL CONTRACT PUNDERSON RICHARD				19903	0273	07-02-2013	Q	I	320,000		00	Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																
				17403	0330	07-21-2008	U	I	320,000		1	2020	101	262,800	2019	101	255,000	2018	101	236,200																	
				09003	0258	11-29-1994	U	V	55,000			101	112,400	101	109,500	101	109,500																				
				08978	0202	10-27-1994	U	V	112,000			101	2,200	101	2,200	101	2,200																				
					0000	0000	U		0			Total	377400		Total	366700		Total	347900																		
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) 273,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,200 Appraised Land Value (Bldg) 112,400 Special Land Value 0 Total Appraised Parcel Value 388,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 388,200																			
Nbhd		Nbhd Name			B			Tracing			Batch																										
0001								101			NG																										
NOTES																		SUB DIV #761																			
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									
201802481		07-25-2018		17		DECK		1,500		05-30-2019		100		05-30-2019		12X12 REPLACE E		05-30-2019						334		15		PERMIT VISIT									
201401687		05-27-2014		11		POOL		5,980		04-06-2015		100		04-06-2015		24' ROUND ABOVE		04-06-2015						317		15		PERMIT VISIT									
201401009		04-16-2014		GEN		GENERATOR		8,700		06-02-2014		100		06-02-2014				06-02-2014						317		15		PERMIT VISIT									
205		07-17-2002		11		POOL		4,500										02-06-2009						317		3		MEAS+INSPCTD									
156		07-15-1997		MN		Manual Note		2,000								DECK		04-27-2006						311		3		MEAS+INSPCTD									
305		11-19-1994		MN		Manual Note		185,000								DWELLING		03-06-2003						274		15		PERMIT VISIT									
																		12-20-1999						247		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		RA				26,832	SF	3.38	1.240	8	LAND	1.00	NG	1.00					0			1.000	4.19	112,400											
																		Total Card Land Units 0.616 AC Parcel Total Land Area: 0.6160										Total Land Value 112,400									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	3	HARDWOOD	Adj Base Rate		85.74
Interior Floor 2	4	CARPET	RCN		333,637
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1995
AC Type	03	FULL	Effective Year Built		2000
Bedrooms	3		Depreciation Code		AG
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %		18
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	1		Overall % Condition		82
Extra Kitchen St	F	FAIR	RCNLD		273,600
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			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
02	SHED/FR			L	120	7.48	1997	60	0.00	AV	A	1.00	500
07	POOLA-C	OB	Outbuildi	L	24	69.00	2014	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	84	9.20	2002	70	0.00	GD	A	1.00	500
GEN	GENERATO			B	1	0.00	2001	82	1.00	00	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,252		21.94	49,420	
FFL	1ST FLOOR	2,280	2,280		109.82	250,393	
GAR	GARAGE	0	576		43.85	25,259	
OPF	OPEN PORCH	0	144		10.68	1,537	
WDK	WOOD DECK	0	456		15.41	7,029	
Ttl Gross Liv / Lease Area		2,280	5,708	3,038		333,637	

