

State Use 101
Print Date 11-03-2020 10:06:39

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
BOUCHEREAU JAMES E 69 SMITH AV EAST LONGMEADOW MA 01028 GIS ID F_377446_2851821 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	86000		86,000										
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	83300		83,300										
														101	11000		11,000										
				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		180,300		180,300											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)														
BOUCHEREAU JAMES E FOPIANO PASQUALINA C TRUSTEE FOPIANO,PASQUALINA C				20348 0397		07-11-2014		Q	I	159,000		00	Year		Code	Assessed		Year	Code	Assessed		Year	Code	Assessed			
				16826 0080		07-05-2007		U	I	1		1F	2020		101	81,300		2019		101	79,500		2018		101	73,000	
				04828 0382		09-12-1979		U	I	0					101	83,300				101	80,900				101	80,900	
															101	11,000				101	11,000				101	11,000	
															Total	175600		Total		171400		Total		164900			
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		Appraised BLDG. Value (Card) 86,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,000 Appraised Land Value (Bldg) 83,300 Special Land Value 0 Total Appraised Parcel Value 180,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 180,300																	
0001						101		MA																			
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						
201501891	06-15-2015	91	INSULATION		1,400			0				NVC		05-05-2015					400	MS	MLS REVIEW						
222	09-05-1996	MN	Manual Note		4,100							REROOF		03-19-2004					311	3	MEAS+INSPCTD						
149	07-01-1990	MN	Manual Note		1,000							GAZEBO		12-26-1996					200	15	PERMIT VISIT						
272	11-01-1989	MN	Manual Note		250							SHED		04-09-1992					170	3	MEAS+INSPCTD						
115	01-01-1982	MN	Manual Note											04-01-1992					107	22	MAILER SENT						
														08-05-1991					131	2	MEASURED						
														01-11-1991					107	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		RC				6,000 SF		13.89	1.000	5	LAND	1.00	MA	1.00			0		1.000	13.89		83,300			
Total Card Land Units								0.138	AC	Parcel Total Land Area: 0.1377								Total Land Value								83,300	

Property Location 69 SMITH AV
Vision ID 596

Account # 612

Map ID 15C/ 17/ 88/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	86.49	
Interior Floor 2			RCN	136,453	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1925	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	86,000	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	396	28.18	1940	85	0.00	VG	A	1.00	9,500
02	SHED/FR			L	80	7.48	1989	85	0.00	VG	A	1.00	500
14	SCRN HSE			L	98	14.95	1990	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	528		20.17	10,651	
EFB	ENCL PORCH	0	99		30.45	3,014	
FFL	1ST FLOOR	808	808		100.48	81,189	
OPF	OPEN PORCH	0	20		10.05	201	
PAT	PATIO	0	324		4.96	1,608	
TQS	3/4 STORY	396	528		75.36	39,790	
Ttl Gross Liv / Lease Area		1,204	2,307	1,358		136,453	

