

Property Location

10 ANGELA LN

Vision ID

5996

Account #

6079

Map ID

90/ 15/ 3/ /

Bldg #

1

Bldg Name

Sec # 1 of 1

Card #

1 of 1

State Use

101

Print Date

11-04-2020 10:50:16

|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|------------------------------------------------------------------------------------------|------------|----------------------------------------------------------------------------|--------------------------|----------------|------------------|-----------------------------------------------------------------|------------|---------------------------------------------------------------------|--------------------------------|--------------------------------------------|---------|---------|----------|----------------|--------------|------------------|---|--------|---------------|------------|---------|
| <b>CURRENT OWNER</b>                                                                     |            | <b>TOPO TYPE</b>                                                           | <b>UTILITY</b>           | <b>STREET</b>  | <b>LOCATION</b>  | <b>CURRENT ASSESSMENT</b>                                       |            |                                                                     |                                | <div>1006</div> <div>EAST LONGMEADOW</div> |         |         |          |                |              |                  |   |        |               |            |         |
| TRANGHESE ANTHONY J<br>TRANGHESE PAULA A<br>10 ANGELA LN<br><br>EAST LONGMEADOW MA 01028 |            | <b>TOPO WET</b>                                                            | <b>EASEMENT</b>          | <b>TRAFFIC</b> | <b>CORNER</b>    | Description                                                     | Code       | Appraised                                                           | Assessed                       |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  | RESIDNTL.                                                       | 101        | 226800                                                              | 226,800                        |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  | RES LAND                                                        | 101        | 114100                                                              | 114,100                        |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  | RESIDNTL.                                                       | 101        | 10400                                                               | 10,400                         |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            | <b>DRAINAGE</b>                                                            |                          | <b>VIEW</b>    | <b>COMMUNITY</b> |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            | <b>SUPPLEMENTAL DATA</b>                                                   |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            | Alt Prcl ID<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed |                          |                |                  | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid# |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| GIS ID F_393516_2847705                                                                  |            |                                                                            |                          |                |                  | Total                                                           |            |                                                                     |                                | 351,300                                    | 351,300 |         |          |                |              |                  |   |        |               |            |         |
| <b>RECORD OF OWNERSHIP</b>                                                               |            | <b>BK-VOL/PAGE</b>                                                         | <b>SALE DATE</b>         | <b>Q/U</b>     | <b>V/I</b>       | <b>SALE PRICE</b>                                               | <b>VC</b>  | <b>PREVIOUS ASSESSMENTS (HISTORY)</b>                               |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| TRANGHESE ANTHONY J<br>GOODCHILD TIMOTHY H + SUS                                         |            | 07749<br>0000                                                              | 0555<br>0000             | 07-09-1991     | U<br>U           | 56,260<br>0                                                     |            | Year                                                                | Code                           | Assessed                                   | Year    | Code    | Assessed | Year           | Code         | Assessed         |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            | 2020                                                                | 101                            | 219,900                                    | 2019    | 101     | 213,800  | 2018           | 101          | 197,400          |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     | 101                            | 114,100                                    |         | 101     | 110,500  |                | 101          | 110,500          |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     | 101                            | 10,400                                     |         | 101     | 10,400   |                | 101          | 10,400           |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  | Total                                                           |            | 344400                                                              | Total                          | 334700                                     | Total   | 318300  |          |                |              |                  |   |        |               |            |         |
| <b>EXEMPTIONS</b>                                                                        |            |                                                                            | <b>OTHER ASSESSMENTS</b> |                |                  |                                                                 |            | This signature acknowledges a visit by a Data Collector or Assessor |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| Year                                                                                     | Code       | Description                                                                | Amount                   | Code           | Description      | YEAR                                                            | Amount     | Comm Int                                                            |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| Total                                                                                    |            |                                                                            | 0.00                     |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| <b>ASSESSING NEIGHBORHOOD</b>                                                            |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| Nbhd                                                                                     |            | Nbhd Name                                                                  |                          | B              |                  | Tracing                                                         |            | Batch                                                               |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| 0001                                                                                     |            |                                                                            |                          |                |                  | 101                                                             |            | NG                                                                  |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| <b>NOTES</b>                                                                             |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| SUB DIV #670                                                                             |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| <b>BUILDING PERMIT RECORD</b>                                                            |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| Permit Id                                                                                | Issue Date | Type                                                                       | Description              | Amount         | Insp Date        | % Comp                                                          | Date Comp  | Comments                                                            | Date                           | Type                                       | Is      | Id      | Cd       | Purpose/Result |              |                  |   |        |               |            |         |
| 201501979                                                                                | 07-01-2015 | 12                                                                         | REROOF                   | 9,783          | 06-03-2016       | 100                                                             | 06-03-2016 | POOL I<br>DWLG                                                      | 06-03-2016                     |                                            |         | 317     | 15       | PERMIT VISIT   |              |                  |   |        |               |            |         |
| 158                                                                                      | 06-01-1993 | MN                                                                         | Manual Note              | 12,000         |                  |                                                                 |            |                                                                     | 07-07-2005                     |                                            |         |         | 274      | 14             | INSPECTED    |                  |   |        |               |            |         |
| 155                                                                                      | 07-01-1991 | MN                                                                         | Manual Note              | 120,000        |                  |                                                                 |            |                                                                     | 07-02-2005                     |                                            |         |         | 274      | 2              | MEASURED     |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     | 01-10-2000                     |                                            |         |         | 247      | 14             | INSPECTED    |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     | 11-30-1999                     |                                            |         |         | 247      | 2              | MEASURED     |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     | 04-06-1994                     |                                            |         |         | 210      | 15             | PERMIT VISIT |                  |   |        |               |            |         |
|                                                                                          |            |                                                                            |                          |                |                  |                                                                 |            | 09-16-1992                                                          |                                |                                            |         | 105     | 18       | CHGD @ HEARN   |              |                  |   |        |               |            |         |
| <b>LAND LINE VALUATION SECTION</b>                                                       |            |                                                                            |                          |                |                  |                                                                 |            |                                                                     |                                |                                            |         |         |          |                |              |                  |   |        |               |            |         |
| 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                       |                |                  |                                                                 | 29,782 SF  | 3.09                                                                | 1.240                          | 8                                          | LAND    | 1.00    | NG       | 1.00           |              |                  | 0 |        | 1.000         | 3.83       | 114,100 |
| Total Card Land Units                                                                    |            |                                                                            |                          |                |                  |                                                                 | 0.684      | AC                                                                  | Parcel Total Land Area: 0.6837 |                                            |         |         |          |                |              | Total Land Value |   |        |               |            | 114,100 |

| CONSTRUCTION DETAIL (CONTINUED) |             |             |
|---------------------------------|-------------|-------------|
| Element                         | Cd          | Description |
| Basement Floor                  | 12          | CONCRETE    |
| Bsmt Garage                     |             |             |
| #Heat Sys                       | 1.00        |             |
| Units                           | 1           |             |
| MIXED USE                       |             |             |
| Code                            | Description | Percentage  |
| 101                             | ONE FAM     | 100         |
|                                 |             | 0           |
|                                 |             | 0           |
| COST / MARKET VALUATION         |             |             |
| Adj Base Rate                   |             | 88.01       |
| RCN                             |             | 273,197     |
| Net Other Adj                   |             |             |
| Year Built                      |             | 1991        |
| Effective Year Built            |             | 2001        |
| Depreciation Code               |             | GD          |
| Remodel Rating                  |             |             |
| Year Remodeled                  |             |             |
| Depreciation %                  |             | 17          |
| Functional Obsol                |             |             |
| External Obsol                  |             |             |
| Cost Trend Factor               |             | 1           |
| Condition                       |             |             |
| % Complete                      |             |             |
| Overall % Condition             |             | 83          |
| RCNLD                           |             | 226,800     |
| Dep % Ovr                       |             |             |
| Dep Ovr Comment                 |             |             |
| Misc Imp Ovr                    |             |             |
| Misc Imp Ovr Comment            |             |             |
| Cost to Cure Ovr                |             |             |
| Cost to Cure Ovr Comment        |             |             |

| / XF - BUILDING EXTRA FEATURES(B) |        |    |      |      |     |      |            |
|-----------------------------------|--------|----|------|------|-----|------|------------|
| Price                             | Yr Blt | %  | Dep. | Cond | Gra | Qual | Apprais Va |
| 0.00                              | 1993   | 70 | 0.00 | GD   | A   | 1.00 | 10,400     |

| SUMMARY SECTION |       |          |           |                |
|-----------------|-------|----------|-----------|----------------|
| ing             | Gross | Eff Area | Unit Cost | Undeprec Value |
| 0               | 1,269 |          | 19.99     | 25,363         |
| 1,277           | 1,277 |          | 99.85     | 127,512        |
| 0               | 618   |          | 39.91     | 24,664         |
| 924             | 924   |          | 99.85     | 92,264         |
| 0               | 246   |          | 13.80     | 3,395          |
| 2,201           | 4,334 | 2.736    |           | 273,197        |

