

State Use 101
Print Date 11-04-2020 11:32:33

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
BEDFORD JOHN D 71 ORCHARD RD EAST LONGMEADOW MA 01028 GIS ID F_385952_2857112												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	349400		349,400										
												RES LAND		101	131700		131,700										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	16500		16,500										
				SUPPLEMENTAL DATA										Total		497,600		497,600									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
BEDFORD JOHN D BEDFORD JOHN D CHAPDELAINE + SONS INC, CHAPDELAINE + SONS INC,				20952 0344		11-16-2015		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				13365 0382		07-11-2003		U		I		414,900				2020	101	334,700	2019	101	325,400	2018	101	306,900			
				3336 0247		05-13-1968		U		V		1		1E			101	131,700		101	127,400		101	127,400			
				0000 0000				U				0					101	16,500		101	16,500		101	16,500			
																Total	482900		Total	469300		Total	450800				
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 BLDG. Value (Card) 349,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 16,500 Appraised Land Value (Bldg) 131,700 Special Land Value 0 Total Appraised Parcel Value 497,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 497,600			
Nbhd		Nbhd Name		B		Tracing		Batch																			
0001						101		NV																			
NOTES																											
SUB DIV 834 ORCHARD HILL SUB DIV 856																											
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				
201602697165		10-19-201606-17-2002		112	POOL DWELLING		50,000389,900		03-30-2017		100		03-30-2017		15X33 INGROUND OC 7/11/2003		03-30-201705-04-200606-30-200402-06-200401-30-2003				317105328311274	151616142	PERMIT VISIT FIELDREV CHG FIELDREV CHG INSPECTED MEASURED				
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				35,599 SF		2.64	1.400	9	LAND	1.00	NV	1.00			0			1.000	3.7	131,700			
Total Card Land Units								0.817 AC		Parcel Total Land Area: 0.8172								Total Land Value								131,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		82.66
Interior Floor 1	4	CARPET	RCN		388,206
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		2003
Heat Type	1	FORCED H/A	Effective Year Built		2008
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		349,400
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	0	NO	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
12	POOL I-G			L	470	40.00	2016	70	0.00	GD	G	1.25	16,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,333		23.03	30,693	
FFL	1ST FLOOR	1,351	1,351		114.96	155,305	
GAR	GARAGE	0	576		45.90	26,440	
HST	HALF STORY	384	768		57.48	44,143	
OPF	OPEN PORCH	0	35		13.14	460	
SFL	2ND FLOOR	1,107	1,107		114.96	127,256	
WDK	WOOD DECK	0	244		16.02	3,909	
Ttl Gross Liv / Lease Area		2,842	5,414	3,377		388,206	

