

Property Location 52 LORI LN  
 Vision ID 6679

Account # 6793

Map ID 7/ 86/ 5/ /

Bldg # 1

Bldg Name  
 Sec # 1 of 1

Card # 1 of 1

State Use 101  
 Print Date 11-04-2020 12:32:15

| CURRENT OWNER                                                                                               |            |             |             | TOPO TYPE         |         | UTILITY           |             | STREET     |                                | LOCATION                                                        |            | CURRENT ASSESSMENT               |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
|-------------------------------------------------------------------------------------------------------------|------------|-------------|-------------|-------------------|---------|-------------------|-------------|------------|--------------------------------|-----------------------------------------------------------------|------------|----------------------------------|----------|------|-----------|---------------------------------------------------------------------|----------|----------|-----------------------------|------------|----------|--------|------|----------|
| CHEUNG CHARLES<br>KWOK TAK KIT<br>52 LORI LN<br><br>EAST LONGMEADOW MA 01028<br><br>GIS ID F_377594_2847087 |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Description                      |          | Code | Appraised |                                                                     | Assessed |          | 1006<br><br>EAST LONGMEADOW |            |          |        |      |          |
|                                                                                                             |            |             |             | TOPO WET          |         | EASEMENT          |             | TRAFFIC    |                                | CORNER                                                          |            | RESIDNTL.                        |          | 101  | 399500    |                                                                     | 399,500  |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             | DRAINAGE          |         |                   |             | VIEW       |                                | COMMUNITY                                                       |            | RES LAND                         |          | 101  | 87900     |                                                                     | 87,900   |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            |                                  |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             | SUPPLEMENTAL DATA |         |                   |             |            |                                | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid# |            |                                  |          |      |           | Total                                                               |          | 487,400  |                             | 487,400    |          |        |      |          |
| RECORD OF OWNERSHIP                                                                                         |            |             |             | BK-VOL/PAGE       |         | SALE DATE         |             | Q/U        |                                | V/I                                                             |            | SALE PRICE                       |          | VC   |           | PREVIOUS ASSESSMENTS (HISTORY)                                      |          |          |                             |            |          |        |      |          |
| CHEUNG CHARLES<br>CHEUNG YUK FAN<br>QUINN,KEVIN T<br>HASLEY,JOHN<br>CHALMERS ENTERPRISES LLC,               |            |             |             | 20409 0056        |         | 08-29-2014        |             | U          |                                | I                                                               |            | 100                              |          | 1A   |           | Year                                                                | Code     | Assessed | Year                        | Code       | Assessed | Year   | Code | Assessed |
|                                                                                                             |            |             |             | 17540 0514        |         | 11-07-2008        |             | U          |                                | I                                                               |            | 435,000                          |          |      |           | 2020                                                                | 101      | 383,400  | 2019                        | 101        | 373,200  | 2018   | 101  | 383,900  |
|                                                                                                             |            |             |             | 16463 0592        |         | 01-22-2007        |             | U          |                                | I                                                               |            | 481,000                          |          |      |           |                                                                     | 101      | 87,900   |                             | 101        | 85,300   |        | 101  | 85,300   |
|                                                                                                             |            |             |             | 15007 0512        |         | 05-06-2005        |             | U          |                                | I                                                               |            | 270,000                          |          | 1    |           | Total                                                               |          | 471300   |                             | Total      |          | 458500 |      | Total    |
|                                                                                                             |            |             |             | 0000 0000         |         |                   |             | U          |                                |                                                                 |            | 0                                |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
| 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      |                                |                                                                 |            |                                  |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
| 0001                                                                                                        |            |             |             |                   |         | 101               |             | MA         |                                |                                                                 |            |                                  |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
| NOTES                                                                                                       |            |             |             |                   |         |                   |             |            |                                |                                                                 |            |                                  |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
| SUB DIV 975-SUB DIV 998                                                                                     |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Appraised BLDG. Value (Card)     |          |      |           |                                                                     |          |          |                             | 399,500    |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Appraised Xf (B) Value (Bldg)    |          |      |           |                                                                     |          |          |                             | 0          |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Appraised Ob (B) Value (Bldg)    |          |      |           |                                                                     |          |          |                             | 0          |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Appraised Land Value (Bldg)      |          |      |           |                                                                     |          |          |                             | 87,900     |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Special Land Value               |          |      |           |                                                                     |          |          |                             | 0          |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Total Appraised Parcel Value     |          |      |           |                                                                     |          |          |                             | 487,400    |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Valuation Method                 |          |      |           |                                                                     |          |          |                             | C          |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Adjustment                       |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            | Net Total Appraised Parcel Value |          |      |           |                                                                     |          |          |                             | 487,400    |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 |            |                                  |          |      |           |                                                                     |          |          |                             |            |          |        |      |          |
| 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                                                      |          |          |                             |            |          |        |      |          |
| 334                                                                                                         | 10-01-2006 | 2           | DWELLING    |                   | 250,000 |                   |             |            | OC 1/27/2007                   |                                                                 | 07-30-2019 |                                  |          | 334  | 2         | MEASURED                                                            |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 10-07-2011 |                                  |          | 317  | 3         | MEAS+INSPCTD                                                        |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 12-12-2008 |                                  |          | 317  | 14        | INSPECTED                                                           |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 01-24-2008 |                                  |          | 250  | 22        | MAILER SENT                                                         |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 01-18-2008 |                                  |          | 317  | 15        | PERMIT VISIT                                                        |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 01-18-2008 |                                  |          | 317  | 15        | PERMIT VISIT                                                        |          |          |                             |            |          |        |      |          |
|                                                                                                             |            |             |             |                   |         |                   |             |            |                                |                                                                 | 03-16-2007 |                                  |          | 311  | 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     | RB          |                   |         |                   | 18,466 SF   | 4.76       | 1.000                          | 5                                                               | LAND       | 1.00                             | MA       | 1.00 |           |                                                                     | 0        |          | 1.000                       | 4.76       | 87,900   |        |      |          |
| Total Card Land Units                                                                                       |            |             |             |                   |         |                   | 0.424       | AC         | Parcel Total Land Area: 0.4239 |                                                                 |            |                                  |          |      |           | Total Land Value                                                    |          |          |                             |            | 87,900   |        |      |          |

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| 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     |             |
| Roof Structure      | 2    | HIP         |                                 | 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                   | 72.60       |             |
| Interior Floor 2    | 4    | CARPET      | RCN                             | 434,232     |             |
| Heat Fuel           | 2    | GAS         | Net Other Adj                   |             |             |
| Heat Type           | 1    | FORCED H/A  | Year Built                      | 2006        |             |
| AC Type             | 03   | FULL        | Effective Year Built            | 2010        |             |
| Bedrooms            | 3    |             | Depreciation Code               | GD          |             |
| Full Baths          | 3    |             | Remodel Rating                  |             |             |
| Half Baths          | 1    |             | Year Remodeled                  |             |             |
| Extra Fixtures      | 0    |             | Depreciation %                  | 8           |             |
| Total Rooms         | 7    |             | Functional Obsol                |             |             |
| Bath Style          | G    | GOOD        | External Obsol                  |             |             |
| Half Bath Style     | G    | GOOD        | Cost Trend Factor               | 1           |             |
| Kitchens            | 1    |             | Condition                       |             |             |
| Kitchen Style       | G    | GOOD        | % Complete                      |             |             |
| Extra Kitchens      | 0    |             | Overall % Condition             | 92          |             |
| Extra Kitchen St    |      |             | RCNLD                           | 399,500     |             |
| FBM Sqft            | 843  |             | Dep % Ovr                       |             |             |
| FBM Quality         | 3    |             | Dep Ovr Comment                 |             |             |
| Fireplaces          | 1    |             | 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 |
|                                                                    |             |    |          |     |       |            |        |   |      |      |     |      |            |

| BUILDING SUB-AREA SUMMARY SECTION |             |        |       |          |           |                |
|-----------------------------------|-------------|--------|-------|----------|-----------|----------------|
| Subarea                           | Description | Living | Gross | Eff Area | Unit Cost | Undeprec Value |
| BMT                               | BASEMENT    | 0      | 1,686 |          | 20.99     | 35,390         |
| FFL                               | 1ST FLOOR   | 1,686  | 1,686 |          | 105.01    | 177,053        |
| GAR                               | GARAGE      | 0      | 682   |          | 42.04     | 28,669         |
| OFP                               | OPEN PORCH  | 0      | 171   |          | 10.44     | 1,785          |
| SFL                               | 2ND FLOOR   | 1,278  | 1,278 |          | 105.01    | 134,208        |
| TQS                               | 3/4 STORY   | 512    | 682   |          | 78.84     | 53,767         |
| WDK                               | WOOD DECK   | 0      | 231   |          | 14.55     | 3,360          |
| Ttl Gross Liv / Lease Area        |             | 3,476  | 6,416 | 4,135    |           | 434,232        |

