

State Use 101
Print Date 11-03-2020 10:37:52

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
SZEMELA ROBERT A SZEMELA CLAUDIA L 90 BAYNE ST EAST LONGMEADOW MA 01028 GIS ID F_378551_2850810												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	119700		119,700											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	84700		84,700											
				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		204,400		204,400												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
SZEMELA ROBERT A MACFARLANE EDWIN R JR				09112 02846		0323 0038		04-24-1995 11-13-1961		U U	I I	141,500 0			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
															2020	101 101	113,600 84,700	2019	101 101	110,500 82,200	2018	101 101	102,300 82,200					
				Total											Total	198300		Total	192700		Total	184500						
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								APPRAISED VALUE SUMMARY														
Nbhd		Nbhd Name			B		Tracing			Batch			Appraised BLDG. Value (Card)								119,700							
0001							101			MA			Appraised Xf (B) Value (Bldg)								0							
NOTES												Appraised Ob (B) Value (Bldg)								0								
												Appraised Land Value (Bldg)								84,700								
												Special Land Value								0								
												Total Appraised Parcel Value								204,400								
												Valuation Method								C								
												Adjustment																
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					
72		04-05-2002		12	REROOF		3,500							NVC		02-21-2014 01-31-2014 11-28-2003 01-14-2003 07-19-1991 05-12-1980					317 317 274 274 181 500	14 2 3 15 3 3	INSPECTED MEASURED MEAS+INSPCTD PERMIT VISIT MEAS+INSPCTD 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		RC				9,921 SF		8.54	1.000	5	LAND	1.00	MA	1.00			0			1.000	8.54		84,700			
Total Card Land Units								0.228 AC		Parcel Total Land Area: 0.2278								Total Land Value								84,700		

Property Location 90 BAYNE ST
Vision ID 813

Account # 835

Map ID 16/ 84/ 29/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 10:37:53

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		100.33
Interior Floor 1	3	HARDWOOD	RCN		209,969
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1958
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		119,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft	240		Dep Ovr Comment		
FBM Quality	1		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

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		23.54	22,598
EFP	ENCL PORCH	0	123		35.40	4,355
FFL	1ST FLOOR	960	960		117.70	112,988
GAR	GARAGE	0	240		47.08	11,299
HST	HALF STORY	480	960		58.85	56,494
WDK	WOOD DECK	0	135		16.56	2,236
Ttl Gross Liv / Lease Area		1,440	3,378	1,784		209,969

