

State Use 101
Print Date 11-03-2020 10:51:32

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
LACHENAUER LLC 908 CHICOPEE ST OFFICE CHICOPEE MA 01013 GIS ID F_379785_2847029												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		90000		90,000																											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		78000		78,000																											
				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		168,000		168,000																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																													
LACHENAUER LLC BANK OF NEW YORK MELLON TR MONETTE CHRISTINA M MAGNACCA,MICHAEL F CLARK,JOHN F				21943 0160		11-13-2017		U		I		139,000		1S		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed													
				21921 0315		10-30-2017		U		I		118,701		1L		2020		101		85,200		2019		101		82,700		2018		101		76,200													
				14577 0420		10-22-2004		U		I		166,000						101		78,000				101		75,800				101		75,800													
				10922 0240		09-10-1999		U		I		92,500																																	
				7079 0241		11-30-1988		U		I		1		1A		Total		163200		Total		158500		Total		Total		152000																	
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 VALUE SUMMARY Appraised BLDG. Value (Card) 90,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 78,000 Special Land Value 0 Total Appraised Parcel Value 168,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 168,000																													
Nbhd				Nbhd Name				B				Tracing														Batch																			
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	
																75		04-29-2003		12		REROOF		3,200								NVC		05-12-2017 02-13-2004 01-28-2004 02-10-1981						105 311 296 500		2 3 15 3		MEASURED MEAS+INSPCTD PERMIT VISIT 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		RA				15,000	SF	5.78	1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	5.2	78,000																				
Total Card Land Units								0.344	AC	Parcel Total Land Area: 0.3444								Total Land Value										78,000																	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 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	3	HARDWOOD	Adj Base Rate	110.45	
Interior Floor 2			RCN	157,981	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1953	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	90,000	
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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	840		24.49	20,574	
EFB	ENCL PORCH	0	100		36.74	3,674	
FFL	1ST FLOOR	840	840		122.47	102,871	
UHS	UNFIN HALF STORY	0	840		36.74	30,861	
Ttl Gross Liv / Lease Area		840	2,620	1,290		157,981	

