

Property Location

13 WOOD AV

Map ID

1A/ 20/ 58/ /

Bldg Name

State Use

101

Vision ID

982

Account #

1009

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 11:01:34

|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
|---------------------------------------------------------------------------------------------------------|------------|-------------------|-------------|-------------------|------------|------------|-----------------------|---------------------------------------------------------------------|------------|-------------------------|---------|-----------|----------|--------------------------------------------|---------|------------------|--------|--------|---------------|------------|--------|
| CURRENT OWNER                                                                                           |            | TOPO TYPE         |             | UTILITY           |            | STREET     |                       | LOCATION                                                            |            | CURRENT ASSESSMENT      |         |           |          | <div>1006</div> <div>EAST LONGMEADOW</div> |         |                  |        |        |               |            |        |
| FAROOQUI ZAHID<br>FAROOQUI KAUSAR<br>13 WOOD AVE<br><br>EAST LONGMEADOW MA 01028                        |            | TOPO WET          |             | EASEMENT          |            | TRAFFIC    |                       | CORNER                                                              |            | Description             | Code    | Appraised | Assessed |                                            |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     |            | RESIDNTL.               | 101     | 108100    | 108,100  |                                            |         |                  |        |        |               |            |        |
|                                                                                                         |            | DRAINAGE          |             |                   |            | VIEW       |                       | COMMUNITY                                                           |            | RES LAND                | 101     | 63200     | 63,200   |                                            |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     |            | RESIDNTL.               | 101     | 300       | 300      |                                            |         |                  |        |        |               |            |        |
|                                                                                                         |            | SUPPLEMENTAL DATA |             |                   |            |            |                       |                                                                     |            | Total                   |         |           |          | 171,600                                    | 171,600 |                  |        |        |               |            |        |
| GIS ID                                                                                                  |            | F_374090_2856008  |             | Mailed            |            | Assoc Pid# |                       |                                                                     |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
| RECORD OF OWNERSHIP                                                                                     |            | BK-VOL/PAGE       |             | SALE DATE         |            | Q/U        |                       | V/I                                                                 |            | SALE PRICE              |         | VC        |          | PREVIOUS ASSESSMENTS (HISTORY)             |         |                  |        |        |               |            |        |
| FAROOQUI ZAHID<br>ROONEY ,MELANIE<br>COUNTRYWIDE HOME LOANS INC,<br>MERCERI DARRELL<br>BERGDOLL MICHAEL |            | 11575             | 0365        | 04-04-2001        | U          | I          | 115,000               | 1S                                                                  |            |                         | Year    | Code      | Assessed | Year                                       | Code    | Assessed         |        |        |               |            |        |
|                                                                                                         |            | 10226             | 0210        | 04-02-1998        | U          | I          | 80,000                | 1L                                                                  | 2020       | 101                     | 102,300 | 2019      | 101      | 78,000                                     | 2018    | 101              | 71,700 |        |               |            |        |
|                                                                                                         |            | 09974             | 0272        | 08-26-1997        | U          | I          | 77,265                |                                                                     |            | 101                     | 63,200  |           | 101      | 61,400                                     |         | 101              | 61,400 |        |               |            |        |
|                                                                                                         |            | 09097             | 0523        | 04-03-1995        | U          | I          | 128,000               |                                                                     |            | 101                     | 300     |           | 101      | 300                                        |         | 101              | 300    |        |               |            |        |
|                                                                                                         |            | 09009             | 0180        | 12-05-1994        | U          | I          | 34,000                | 1A                                                                  |            |                         | Total   |           | 165800   | Total                                      |         | 139700           | Total  |        | 133400        |            |        |
| 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        |                       | MF                                                                  |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
| NOTES                                                                                                   |            |                   |             |                   |            |            |                       |                                                                     |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
| FY12 ADDED UAT                                                                                          |            |                   |             |                   |            |            |                       |                                                                     |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
| BUILDING PERMIT RECORD                                                                                  |            |                   |             |                   |            |            |                       |                                                                     |            |                         |         |           |          |                                            |         |                  |        |        |               |            |        |
| Permit Id                                                                                               | Issue Date | Type              | Description | Amount            | Insp Date  | % Comp     | Date Comp             | Comments                                                            | Date       | Type                    | Is      | Id        | Cd       | Purpose/Result                             |         |                  |        |        |               |            |        |
| 201503112                                                                                               | 12-22-2015 | 91                | INSULATION  | 1,908             | 06-27-2019 | 100        | 06-27-2019            | ASSUME COMPLET                                                      | 06-27-2019 |                         |         | 400       | 15       | PERMIT VISIT                               |         |                  |        |        |               |            |        |
| 57                                                                                                      | 03-15-2010 | 9                 | ALTERATION  | 2,047             |            |            |                       | ENTRY DOOR                                                          | 01-27-2012 |                         |         | 317       | 16       | FIELDREV CHG                               |         |                  |        |        |               |            |        |
| 248                                                                                                     | 09-26-2003 | 4                 | ADDITION    | 27,000            |            |            |                       |                                                                     | 11-18-2010 |                         |         | 311       | 15       | PERMIT VISIT                               |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     | 12-14-2004 |                         |         | 311       | 3        | MEAS+INSPECT                               |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     | 04-20-2004 |                         |         | 316       | 3        | MEAS+INSPECT                               |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     | 01-26-2004 |                         |         | 296       | 15       | PERMIT VISIT                               |         |                  |        |        |               |            |        |
|                                                                                                         |            |                   |             |                   |            |            |                       |                                                                     | 05-22-1992 |                         |         | 131       | 14       | INSPECTED                                  |         |                  |        |        |               |            |        |
| 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           | BUS         |                   |            |            | 5,500 SF              | 15.12                                                               | 0.760      | 3                       | LAND    | 1.00      | MF       | 1.00                                       |         |                  | 0      |        | 1.000         | 11.49      | 63,200 |
|                                                                                                         |            |                   |             |                   |            |            | Total Card Land Units | 0.126                                                               | AC         | Parcel Total Land Area: |         |           |          |                                            | 0.1263  | Total Land Value |        |        |               |            | 63,200 |

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| CONSTRUCTION DETAIL |     |             | CONSTRUCTION DETAIL (CONTINUED) |             |             |
|---------------------|-----|-------------|---------------------------------|-------------|-------------|
| Element             | Cd  | Description | Element                         | Cd          | Description |
| Style               | 15  | OLD STYLE   | Basement Floor                  | 12          | CONCRETE    |
| Model               | 01  | RESIDENTIAL | Bsmt Garage                     |             |             |
| Grade               | C   | AVERAGE     | #Heat Sys                       | 1.00        |             |
| Stories             | 2.5 | 2.5         | Units                           | 1           |             |
| Foundation          | 2   | CONC BLOCK  | 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                   | 72.46       |             |
| Interior Floor 2    | 2   | SOFTWOOD    | RCN                             | 207,955     |             |
| Heat Fuel           | 2   | GAS         | Net Other Adj                   |             |             |
| Heat Type           | 5   | STEAM       | Year Built                      | 1920        |             |
| AC Type             | 01  | NONE        | Effective Year Built            | 1975        |             |
| Bedrooms            | 4   |             | Depreciation Code               | AV          |             |
| Full Baths          | 2   |             | Remodel Rating                  |             |             |
| Half Baths          | 1   |             | Year Remodeled                  |             |             |
| Extra Fixtures      | 0   |             | Depreciation %                  | 43          |             |
| Total Rooms         | 7   |             | Functional Obsol                |             |             |
| Bath Style          | A   | AVERAGE     | External Obsol                  | 5           |             |
| Half Bath Style     | A   | AVERAGE     | Cost Trend Factor               | 1           |             |
| Kitchens            | 1   |             | Condition                       |             |             |
| Kitchen Style       | A   | AVERAGE     | % Complete                      |             |             |
| Extra Kitchens      | 0   |             | Overall % Condition             | 52          |             |
| Extra Kitchen St    |     |             | RCNLD                           | 108,100     |             |
| FBM Sqft            | 578 |             | Dep % Ovr                       |             |             |
| FBM Quality         | 1   |             | 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 |
| 02                                                                 | SHED/FR     |    |          | L   | 72    | 7.48       | 1965   | 60 | 0.00 | AV   | A   | 1.00 | 300        |

| BUILDING SUB-AREA SUMMARY SECTION |             |        |       |          |           |                |  |
|-----------------------------------|-------------|--------|-------|----------|-----------|----------------|--|
| Subarea                           | Description | Living | Gross | Eff Area | Unit Cost | Undeprec Value |  |
| ATC                               | ATTIC       | 208    | 832   |          | 21.12     | 17,569         |  |
| BMT                               | BASEMENT    | 0      | 1,156 |          | 16.88     | 19,512         |  |
| FFL                               | 1ST FLOOR   | 1,156  | 1,156 |          | 84.47     | 97,643         |  |
| OFP                               | OPEN PORCH  | 0      | 216   |          | 8.60      | 1,858          |  |
| SFL                               | 2ND FLOOR   | 832    | 832   |          | 84.47     | 70,276         |  |
| WDK                               | WOOD DECK   | 0      | 96    |          | 11.44     | 1,098          |  |
| Ttl Gross Liv / Lease Area        |             | 2,196  | 4,288 | 2,462    |           | 207,955        |  |

