

State Use 101
Print Date 11/3/2021 12:26:46 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
FUMI REALTY INC 1 CRANE PARK SUITE 2 WILBRAHAM MA 01095 GIS ID F_379064_2854391												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	100300		100,300						
												RES LAND		101	91500		91,500						
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	2700		2,700						
				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		194,500		194,500					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
FUMI REALTY INC US BANK NATIONAL ASSOC TR CZUPRYNA ROGER J OUELLETTE DONALD E +,				24082	0181	08-26-2021	U	I	135,199		1S	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				22885	0425	10-03-2019	U	I	93,907		1L	2021	101	96,400	2020	101	91,400	2019	101	89,400			
				11794	0313	08-02-2001	U	I	105,000				101	84,800		101	84,800		101	82,300			
				04145	0029	06-23-1975	U	I	0				101	2,700		101	2,700		101	2,700			
				Total		0.00								Total	183,900	Total	178,900	Total	174,400				
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																							
												APPRaised VALUE SUMMARY											
												Appraised BLDG. Value (Card)										100,300	
												Appraised Xf (B) Value (Bldg)										0	
												Appraised Ob (B) Value (Bldg)										2,700	
												Appraised Land Value (Bldg)										91,500	
												Special Land Value 0											
												Total Appraised Parcel Value 194,500											
												Valuation Method C											
												Adjustment											
												Net Total Appraised Parcel Value 194,500											
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				
202102741		09-08-2021		7	REMODEL		15,000			0		KITCH & BATH REM		11-03-2016			317	2	MEASURED				
171		07-09-2003		11	POOL		1,200							04-05-2004			250	22	MAILER SENT				
								03-23-2004						316			2	MEASURED					
								01-28-2004						311			15	PERMIT VISIT					
								04-24-1992						131			3	MEAS+INSPCTD					
								04-01-1992						109			22	MAILER SENT					
													10-04-1990	131	2	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	RC				10,000	SF	9.15	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.15	91,500	
Total Card Land Units							0.23	AC	Parcel Total Land Area: 0.23							Total Land Value							91,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor		
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	
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	87.34	
Interior Floor 2			RCN	176,037	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1930	
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	5		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	100,300	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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
03	GARAGE	OB	Outbuildi	L	216	28.18	1930	30	0.00	PR	F	0.90	1,600
07	POOL A-C	OB	Outbuildi	L	18	69.00	2003	60	0.00	AV	A	1.00	700
22	WOOD DK			L	55	9.20	2003	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	884		19.60	17,330	
FFL	1ST FLOOR	1,066	1,066		97.91	104,369	
HST	HALF STORY	533	1,066		48.95	52,184	
OFP	OPEN PORCH	0	40		9.79	392	
WDK	WOOD DECK	0	128		13.77	1,762	
Ttl Gross Liv / Lease Area		1,599	3,184	1,798		176,037	

