

State Use 104
Print Date 11/3/2021 4:57:29 PM

CURRENT OWNER						TOPO TYPE				UTILITY		STREET		LOCATION		CURRENT ASSESSMENT									
MAPLE CRANE REALTY INC PO BOX 441 EAST LONGMEADOW MA 01028 GIS ID F_380240_2850539 Mailed																Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW		
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		104	138400		138,400						
						DRAINAGE				VIEW		COMMUNITY		RES LAND		104	63800		63,800						
														RESIDNTL.		104	11100		11,100						
						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		213,300		213,300					
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
MAPLE CRANE REALTY INC HOME LUMBER CO INC						08987 03057	0180 0002	11-07-1994 09-04-1964	U U	I I	775,000 0	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
													2021	013	133,300	2020	013	127,000	2019	013	117,700				
														013	59,100		013	59,100		013	57,400				
														013	4,000		013	4,000		013	4,000				
														031	99,100		031	99,100		031	103,800				
													Total	301,200	Total	294,900	Total	288,600							
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) 138,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,100 Appraised Land Value (Bldg) 63,800 Special Land Value 0 Total Appraised Parcel Value 213,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 213,300											
Nbhd		Nbhd Name		B		Tracing		Batch																	
0001						031		IA																	
NOTES																									
														VISIT / CHANGE HISTORY											
														Date	Type	Is	Id	Cd	Purpose/Result						
														07-09-2019			334	2	MEASURED						
														01-27-2012			317	16	FIELDREV CHG						
														05-25-2004			303	2	MEASURED						
														05-25-2004			303	3	MEAS+INSPCTD						
														07-17-1992			107	3	MEAS+INSPCTD						
														07-17-1992			107	2	MEASURED						
														05-07-1981			500	3	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	104	TWO FAM	IND				8,950 SF	10.19	0.700	B	LAND	1.00	IA	1.00			0		1.000	7.13	63,800				
Total Card Land Units							0.21 AC	Parcel Total Land Area: 0.21							Total Land Value							63,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	12	MULTI-CONV	Basement Floor			
Model	03	MULTI-FAMILY	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	2.50	2 1/2 STORIES	Units			
Foundation	3	MASONRY	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			104	TWO FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		85.20	
Interior Floor 1	5	LINO/VINYL	RCN		266,067	
Interior Floor 2			Net Other Adj			
Heat Fuel	1	OIL	Year Built		1940	
Heat Type	5	STEAM	Effective Year Built		1975	
AC Type	01	NONE	Depreciation Code		AV	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		43	
Extra Fixtures	0		Functional Obsol			
Total Rooms	0		External Obsol		5	
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	2		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		52	
Extra Kitchens			RCNLD		138,400	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces			Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac			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
03	GARAGE	OB	Outbuildi	L	484	28.18	1940	30	0.00	PR	F	0.90	3,700
85	PAVING			L	664	1.61	1940	30	0.00	PR	A	1.00	300
35	POLE BRN			L	1,54	9.20	1965	50	0.00	FR	A	1.00	7,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,120		19.29	21,602	
FFL	1ST FLOOR	1,170	1,170		96.44	112,830	
SFL	2ND FLOOR	1,120	1,120		96.44	108,008	
UAT	UNFIN ATTC	0	1,120		19.29	21,602	
WDK	WOOD DECK	0	150		13.50	2,025	
Ttl Gross Liv / Lease Area		2,290	4,680	2,759		266,067	

