

State Use 101
Print Date 11/3/2021 6:00:06 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
CARDWELL JOHN F CARDWELL DONNA C 45 MERELINE AVE EAST LONGMEADOW MA 01028 GIS ID F_375734_2855078												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		172900		172,900															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		71300		71,300															
												RESIDNTL.		101		3500		3,500															
				SUPPLEMENTAL DATA																													
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		247,700		247,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
CARDWELL JOHN F LEARY DONNA C + VERTERAMO PAUL LEARY DONNA C				09135 0464		05-09-1995		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				07603 0450		12-11-1990		U		I		2,000		1		2021		101		165,800		2020		101		148,900		2019		101		144,800	
				07491 0496		07-02-1990		U		I		1		1A				101		66,000				101		66,000				101		64,000	
				05640 0449		06-28-1984		U		I		56,500						101		3,500				101		3,500				101		2,200	
																Total		235,300		Total		218,400		Total		211,000							
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																																	
SUB DIV #679																																	
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					
201903320		11-22-2019		9		ALTERATION		11,700		07-13-2020		0				FRONT PORCH 6 X		07-13-2021						334		15		PERMIT VISIT					
201803054		04-11-2018		62		SOLAR		20,460		06-10-2019		100		01-02-2019				07-01-2020						334		15		PERMIT VISIT					
201801244		04-11-2018		10		SHED		6,824		05-29-2019		100		05-29-2019		12X24 GARAGE ST		06-10-2019						400		15		PERMIT VISIT					
201700273		02-01-2017		91		INSULATION		1,158				0						05-29-2019						333		15		PERMIT VISIT					
117		05-29-1996		MN		Manual Note		750								SHED		03-20-2018						333		2		MEASURED					
272		12-01-1990		MN		Manual Note		20,000								ADDN		06-23-2004						317		14		INSPECTED					
																		04-13-2004						311		1		LEFT NOTICE					
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				15,375	SF	6.1	0.760	3	LAND	1.00		MF	1.00				0		1.000	4.64	71,300								
Total Card Land Units								0.35	AC	Parcel Total Land Area: 0.35								Total Land Value								71,300							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	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	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	92.32	
Interior Floor 2	3	HARDWOOD	RCN	293,043	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1972	
AC Type	01	NONE	Effective Year Built	1977	
Bedrooms	4		Depreciation Code	AV	
Full Baths	2		Remodel Rating	03	
Half Baths	0		Year Remodeled	1990	
Extra Fixtures	0		Depreciation %	41	
Total Rooms	7		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	59	
Extra Kitchen St			RCNLD	172,900	
FBM Sqft	896		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		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
07	POOL A-C	OB	Outbuildi	L	24	69.00	1985	60	0.00	AV	A	1.00	1,000
02	SHED/FR			L	120	7.48	1996	70	0.00	GD	A	1.00	600
22	WOOD DK			L	80	9.20	1995	60	0.00	AV	A	1.00	400
01	SHED/MTL			L	100	5.18	1995	50	0.00	FR	F	0.90	200
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	59	1.00			0.00	0
02	SHED/FR			L	288	7.48	2018	60	0.00	AV	A	1.00	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,240		21.34	47,792	
FFL	1ST FLOOR	2,240	2,240		106.68	238,958	
WDK	WOOD DECK	0	424		14.84	6,294	
Ttl Gross Liv / Lease Area		2,240	4,904	2,747		293,043	

