Property Location 67 WATERMAN AV | Map ID 14A/ 17/ 2/ / | Bldg Name | State Use 101
Vision ID 293 | Account # 301 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/3/2021 12:49:17 P

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
LANGE JOSEPH J				
LANGE LORI A	TOPO WET	EASEMENT	TRAFFIC	CORNER
67 WATERMAN AVE				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA	
Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates 10/9/2012	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_377647_2853476

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	248700	248,700
RES LAND	101	91500	91,500
RESIDNTL.	101	2300	2,300
		Total	342,500	342,500

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
LANGE JOSEPH J	11149	0215	04-04-2000	U	I	196,750	
SUMAR HOMEBUILDERS INC,	10690	0486	03-18-1999	U	V	1	1F
ANTICO,SALVATORE	10690	0484	03-18-1999	U	V	1	1F
ANTICO,SALVATORE	10578	0171	12-21-1998	U	I	22,500	1
AMBROGIO SANTO + GRACE,	06423	0291	03-23-1987	U	I	4,000	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2021	101	238,500	2020	101	228,800	2019	101	222,600
	101	84,800		101	84,800		101	82,300
	101	2,300		101	2,300		101	2,300
	Total	325,600		Total	315,900		Total	307,200

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	MA

NOTES

SUB DIV #848

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	248,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	2,300
Appraised Land Value (Bldg)	91,500
Special Land Value	0
Total Appraised Parcel Value	342,500
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	342,500

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201202333	05-31-2012	17	DECK	3,000				OC 10/9/2012 ARO
89	04-19-2002	11	POOL	5,000				OC 7/9/02
288	12-04-1999	2	DWELLING	100,000				CAPE
162	07-22-1999	2	DWELLING	90,000				PERMIT VOID

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
07-11-2012			317	15	PERMIT VISIT
01-09-2003			274	15	PERMIT VISIT
01-17-2001			247	15	PERMIT VISIT
04-03-2000			247	3	MEAS+INSPCTD
01-26-2000			247	15	PERMIT VISIT
11-04-1999			247	15	PERMIT VISIT
06-26-1980			500	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	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

Property Location	67 WATERMAN AV	Map ID	14A/ 17/ 2/ /	Bldg Name		State Use	101
Vision ID	293	Account #	301	Bldg #	1	Sec # 1 of 1	Card # 1 of 1	Print Date	11/3/2021 12:49:18 P

CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.75	1 3/4 STORIES
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	4	
Full Baths	2	
Half Baths	1	
Extra Fixtures	1	
Total Rooms	9	
Bath Style	G	GOOD
Half Bath Style	G	GOOD
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
Fireplaces	1	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

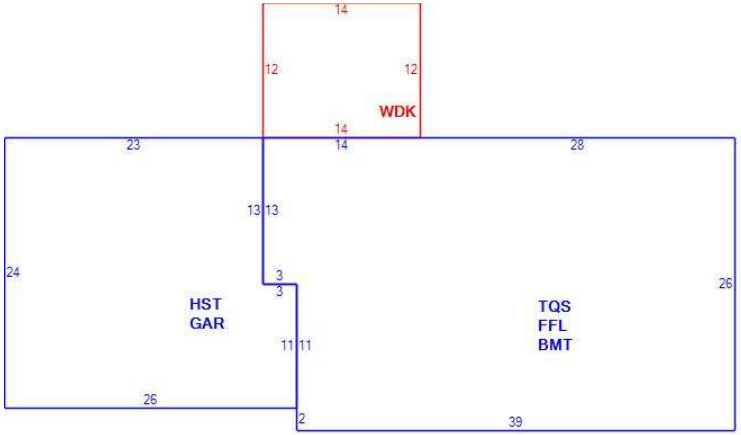
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	93.63
RCN	282,578
Net Other Adj	
Year Built	1999
Effective Year Built	2006
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	88
RCNLD	248,700
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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
08	POOL A-O			L	32	69.00	2002	70	0.00	GD	A	1.00	1,500
22	WOOD DK			L	120	9.20	2012	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,053		21.74	22,888
FFL	1ST FLOOR	1,053	1,053		108.48	114,224
GAR	GARAGE	0	585		43.39	25,383
HST	HALF STORY	293	585		54.33	31,783
TQS	3/4 STORY	790	1,053		81.38	85,695
WDK	WOOD DECK	0	168		15.50	2,603
	Ttl Gross Liv / Lease Area	2,136	4,497	2,605		282,578