

State Use 101
Print Date 11/3/2021 8:31:55 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																											
PORTH KENT E PORTH DONNA E 107 AVERY ST EAST LONGMEADOW MA 01028 GIS ID F_375514_2851600												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	231700		231,700																						
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	101300		101,300																						
												RESIDNTL.		101	400		400																						
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						333,400		333,400																							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
PORTH KENT E SMITH ,KATHLEEN M SMITH VERNON R + KATHLEEN M, BOUSQUET PAULA + CONNORS THOMAS F +				12137 0189		01-28-2002		U		I		220,000		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed														
				11599 0333		04-23-2001		U		I		1		1		2021		101	222,000	2020	101	212,900	2019	101	207,100														
				09259 0422		09-26-1995		U		I		121,500		1				101	93,700		101	93,700		101	91,200														
				09161 0470		06-16-1995		U		I		141,750		1				101	400		101	400		101	400														
				00000 0000				U				0																											
				Total		0.00										Total		316,100	Total		307,000	Total		298,700															
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																											
Year		Code		Description				Amount		Code		Description				YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 231,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 101,300 Special Land Value 0 Total Appraised Parcel Value 333,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 333,400																	
Total				0.00																																			
ASSESSING NEIGHBORHOOD																		SUB DIV #655																					
Nbhd				Nbhd Name				B				Tracing				Batch																							
0001								101				NA																											
NOTES																																							
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											
202102091		06-14-2021		9		ALTERATION		1,546				0				NEW EXTERIOR D		03-21-2018						333		2		MEASURED											
251		09-29-1995		MN		Manual Note		25,000								FNSH HSE		05-13-2004						318		14		INSPECTED											
162		06-20-1995		MN		Manual Note		65,000								DWELLING		03-31-2004						311		2		MEASURED											
																		02-01-1996						107		14		INSPECTED											
																		12-12-1995						107		15		PERMIT VISIT											
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		RB				25,325	SF	3.85	1.040	6	LAND	1.00	NA	1.00			0				1.000		4		101,300												
Total Card Land Units																		0.58 AC		Parcel Total Land Area: 0.58										Total Land Value								101,300	

Property Location 107 AVERY ST
 Vision ID 3361

Account # 3416

Map ID 4/ 12A/ A/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 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	97.77	
Interior Floor 2	3	HARDWOOD	RCN	272,564	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1995	
AC Type	03	FULL	Effective Year Built	2003	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	15	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	231,700	
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
02	SHED/FR			L	100	7.48	2003	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		24.32	22,176	
FFL	1ST FLOOR	912	912		121.84	111,121	
GAR	GARAGE	0	528		48.69	25,709	
SFL	2ND FLOOR	912	912		121.84	111,121	
WDK	WOOD DECK	0	144		16.92	2,437	
Ttl Gross Liv / Lease Area		1,824	3,408	2,237		272,564	

