

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
GLOSTER JUSTIN R GLOSTER MEAGAN E 56 LYNWOOD RD EAST LONGMEADOW MA 01028 GIS ID F_384700_2857280 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	153000		153,000												
												RES LAND		101	69300		69,300												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1600		1,600												
				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		223,900		223,900													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
GLOSTER JUSTIN R REYES DENNIS J COTE WAYNE J COTE WALTER J JR, COTE WALTER J ,				23557		0291		11-25-2020		Q		I		242,000		00		Year		Code		Assessed		Year		Code		Assessed	
				20872		0563		09-15-2015		Q		I		171,900		00		2021		101		130,900		2020		101		123,900	
				17783		0092		05-11-2009		U		I		100		1A				101		64,200		2019		101		62,300	
				11271		0345		07-19-2000		U		I		1		1A				101		1,600				101		1,600	
				03224		0583		11-02-1966		U		I		0															
																Total		196,700		Total		189,700		Total		184,400			
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				MF																	
NOTES																													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	104.02	
Interior Floor 2			RCN	218,537	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1952	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	153,000	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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	192	7.48	1997	60	0.00	AV	A	1.00	900
40	LEAN-TO			L	198	5.75	1999	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	984		23.66	23,284	
EFB	ENCL PORCH	0	120		35.46	4,255	
FFL	1ST FLOOR	984	984		118.19	116,301	
HST	HALF STORY	240	480		59.10	28,366	
OPF	OPEN PORCH	0	72		11.49	827	
PAT	PATIO	0	144		5.75	827	
TQS	3/4 STORY	378	504		88.64	44,677	
Ttl Gross Liv / Lease Area		1,602	3,288	1,849		218,537	

