

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
OPITZ KRISTEN 106 SMITH AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	201300		201,300									
												RES LAND		101	93600		93,600									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	800		800									
				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#																		
GIS ID F_377044_2852282												Total		295,700		295,700										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
OPITZ KRISTEN RICARDI JOHN B SHEEDY DEBORAH A, SHEEDY,JAMES M CABRAL JOSEPH E +,				22633 0324		04-22-2019		Q		I		277,900		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				19549 0164		11-16-2012		U		I		245,000		00		2021	101	193,100	2020	101	185,500	2019	101	180,500		
				14207 0001		05-25-2004		U		I		1		1												
				11722 0149		06-27-2001		U		I		180,000														
				07299 0087		10-20-1989		U		I		169,000		1		Total		280,600		Total		273,000		Total		265,500
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) 201,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 93,600 Special Land Value 0 Total Appraised Parcel Value 295,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 295,700											
Total		0.00																								
ASSESSING NEIGHBORHOOD																										
Nbhd		Nbhd Name		B		Tracing		Batch																		
0001						101		MA																		
NOTES																										
85 DEED INCL 4A-27 SUB DIV #609 88 SALE INCL 4A-27																										
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	
174		06-28-2004		12		REROOF		3,000								NVC		12-13-2013					317	2	MEASURED	
115		05-01-1989		MN		Manual Note		140,000								SFR		12-15-2004					311	15	PERMIT VISIT	
																		04-23-2004					318	14	INSPECTED	
																		04-06-2004					250	22	MAILER SENT	
																		03-30-2004					316	2	MEASURED	
																		07-21-1992					131	14	INSPECTED	
																		04-01-1992					107	22	MAILER SENT	
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				15,000	SF	6.24	1.000	5	LAND	1.00	MA	1.00				0		1.000	6.24	93,600		
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34								Total Land Value								93,600

Property Location 106 SMITH AV
 Vision ID 4015 Account # 4081

Map ID 4A/ 20/ A/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11/3/2021 10:11:59 P

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	AVERAGE	#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	Percentage
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	3	HARDWOOD	Adj Base Rate		99.62
Interior Floor 2	4	CARPET	RCN		245,537
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1989
AC Type	03	FULL	Effective Year Built		2000
Bedrooms	3		Depreciation Code		GD
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		18
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		82
Extra Kitchen St			RCNLD		201,300
FBM Sqft	663		Dep % Ovr		
FBM Quality	3		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	144	7.48	1998	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	868		23.34	20,258
FFL	1ST FLOOR	868	868		116.42	101,056
GAR	GARAGE	0	484		46.67	22,586
OPF	OPEN PORCH	0	60		11.64	699
SFL	2ND FLOOR	810	810		116.42	94,303
WDK	WOOD DECK	0	408		16.27	6,636
Ttl Gross Liv / Lease Area		1,678	3,498	2,109		245,537

