

State Use 101
Print Date 11/3/2021 1:09:30 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
RIENDEAU LEO A TR 101 BAYNE ST EAST LONGMEADOW MA 01028 GIS ID F_378763_2851071												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		144600		144,600															
												RES LAND		101		95900		95,900															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		7200		7,200															
				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		247,700		247,700																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
RIENDEAU LEO A TR RIENDEAU LEO A THERIEN CYNTHIA K, CRAFT GEOFFREY G + JULIE A, GOSSELIN RONALD A + ELSIE				21109 0595		03-25-2016		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				19949 0458		07-31-2013		Q		I		230,000		00		2021		101		138,700		2020		101		131,500		2019		101		127,900	
				11125 0176		06-09-2000		U		I		179,000						101		88,900				101		88,900				101		86,200	
				08786 0507		03-30-1994		U		I		145,000						101		7,200				101		7,200				101		7,200	
				03155 0323		11-24-1965		U		I		0																					
																Total		234,800		Total		227,600		Total		221,300							
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				MA																	
NOTES																																	
																Appraised BLDG. Value (Card)												144,600					
																Appraised Xf (B) Value (Bldg)												0					
																Appraised Ob (B) Value (Bldg)												7,200					
																Appraised Land Value (Bldg)												95,900					
																Special Land Value												0					
Total Appraised Parcel Value																247,700																	
Valuation Method																C																	
Adjustment																																	
Net Total Appraised Parcel Value																247,700																	
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					
20140209216		07-03-2014 02-01-1994		25 MN		WINDOWS Manual Note		25,000 600		03-19-2015		100		03-19-2015		NVC WOODSTOVE		03-19-2015 09-27-2013 05-04-2004 04-02-2004 03-09-2004 01-16-1995 07-25-1991						317 317 318 250 311 107 131		15 3 14 22 2 15 3		PERMIT VISIT MEAS+INSPCTD INSPECTED MAILER SENT MEASURED PERMIT VISIT MEAS+INSPCTD					
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				20,663	SF	4.64	1.000	5	LAND	1.00	MA	1.00			0				1.000	4.64	95,900								
Total Card Land Units								0.47	AC	Parcel Total Land Area: 0.47								Total Land Value								95,900							

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	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	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		108.34
Interior Floor 2			RCN		206,621
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1965
AC Type	01	NONE	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	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		70
Extra Kitchen St			RCNLD		144,600
FBM Sqft	384		Dep % Ovr		
FBM Quality	1		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
03	GARAGE	OB	Outbuildi	L	308	28.18	1965	60	0.00	AV	A	1.00	5,200
14	SCRN HSE			L	220	14.95	1965	60	0.00	AV	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		25.04	24,043
FFL	1ST FLOOR	960	960		125.22	120,216
HST	HALF STORY	480	960		62.61	60,108
OPF	OPEN PORCH	0	72		12.17	877
PAT	PATIO	0	216		6.38	1,377
Ttl Gross Liv / Lease Area		1,440	3,168	1,650		206,621

