

State Use 101
Print Date 11/3/2021 10:47:15 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
GOUR JEFFREY J GOUR JODI 23 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_385798_2845574 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	146800		146,800											
				DRAINAGE				VIEW		COMMUNITY		RES LAND	101	118500		118,500											
												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#						Total		265,700		265,700									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
GOUR JEFFREY J CENDANT MOBILITY FINANCIAL,CORPORA LEWIS DAVID M + DIANE L,				15794 0236		03-10-2006		U		I		225,000		1S		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				15794 0234		10-08-2005		U		I		225,000		1L		2021	101	140,600	2020	101	133,100	2019	101	129,300			
				04629 0377		07-24-1978		U		I		0				101	110,500	101	110,500	101	107,700						
																101	400	101	400	101	400						
				Total										Total		251,500		Total		244,000		Total		237,400			
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																Appraised BLDG. Value (Card) 146,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 118,500 Special Land Value 0 Total Appraised Parcel Value 265,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 265,700											
Nbhd		Nbhd Name				B				Tracing				Batch													
0001										101				MG													
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			
201102843 97		10-26-2011 05-01-1994		20 MN	WOOD STOVE Manual Note		0 25,000								INSERT ADDITION		07-24-2019 04-13-2012 04-17-2009 04-19-2002 04-18-2002 02-10-1995 03-20-1992					334 317 317 250 274 107 170	2 15 3 22 2 15 3	MEASURED PERMIT VISIT MEAS+INSPCTD 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		RA				40,000	SF	2.58	1.190	7	LAND	1.00	MG	1.00	SHP2			0	TRF2	0.9	1.000	2.76	110,400		
1	101	ONE FAM		RA				1.450	AC	7,000	1.000	0		0.80	MG	1.00				0			1.000	5,600	8,100		
Total Card Land Units								2.37 AC		Parcel Total Land Area: 2.37								Total Land Value								118,500	

Property Location 23 LEE ST
Vision ID 4259

Account # 4328

Map ID 53/ 8/ 41/ /

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	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	2	CONC BLOCK	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	3	HARDWOOD	Adj Base Rate	99.97	
Interior Floor 2	4	CARPET	RCN	233,037	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1950	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		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	63	
Extra Kitchen St			RCNLD	146,800	
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	80	7.48	1958	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	728		22.40	16,310	
FFL	1ST FLOOR	1,250	1,250		111.71	139,644	
GAR	GARAGE	0	336		44.55	14,970	
OPF	OPEN PORCH	0	102		10.95	1,117	
TQS	3/4 STORY	546	728		83.79	60,996	
Ttl Gross Liv / Lease Area		1,796	3,144	2,086		233,037	

