

State Use 101
Print Date 11/3/2021 10:47:35 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
BOCWINSKI MYRON BOCWINSKI GREGORY C 78 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386040_2844278												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	255500		255,500									
												RES LAND		101	174300		174,300									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	3000		3,000									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		432,800		432,800										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
BOCWINSKI MYRON BOCWINSKI,GREGORY C + MYRON BOCWINSKI JOSEPH,				18217	0485	03-12-2010	U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				15634	0572	01-11-2006	U	I	1		1A	2021	101	244,800	2020	101	232,100	2019	101	225,600						
				05852	0222	07-15-1985	U	I	159,000			101	166,300		101	166,300		101	163,500							
												101	3,000		101	3,000		101	3,000							
				Total		0.00						Total	414,100	Total		401,400		Total		392,100						
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			Appraised BLDG. Value (Card) 255,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,000 Appraised Land Value (Bldg) 174,300 Special Land Value 0 Total Appraised Parcel Value 432,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 432,800												
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			
255		11-01-1990		MN	Manual Note		20,000								ADDITION		07-03-2018				333	2	MEASURED			
184		08-01-1990		MN	Manual Note		15,000								GARAGE		04-17-2009				317	14	INSPECTED			
																	04-10-2009				317	2	MEASURED			
																	04-09-2002				274	3	MEAS+INSPCTD			
																	02-24-1995				107	15	PERMIT VISIT			
																	04-05-1994				210	15	PERMIT VISIT			
																	03-08-1993				131	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	RAA				40,000	SF	2.58	1.190	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	2.76	110,400			
1	101	ONE FAM	RAA				9.130	AC	7,000	1.000	0		1.00	MG	1.00	5+ AC POND		0		1.000	7,000	63,900				
Total Card Land Units							10.05	AC	Parcel Total Land Area:			10.05	Total Land Value										174,300			

Property Location 78 LEE ST
 Vision ID 4261

Account # 4330

Map ID 54/ 1/ 0/ /

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	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	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	86.33	
Interior Floor 2			RCN	365,024	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1959	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		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	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	255,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	2		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	216	7.48	1963	60	0.00	AV	A	1.00	1,000
02	SHED/FR			L	375	7.48	1985	70	0.00	GD	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,556		21.45	54,829	
CFL	CATHEDRAL CE	576	576		110.46	63,627	
FFL	1ST FLOOR	1,980	1,980		107.30	212,448	
GAR	GARAGE	0	700		42.92	30,043	
OPF	OPEN PORCH	0	91		10.61	966	
PAT	PATIO	0	576		5.40	3,112	
Ttl Gross Liv / Lease Area		2,556	6,479	3,402		365,024	

