

State Use 101
Print Date 11/3/2021 10:49:09 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
BRODEUR DAVID A BRODEUR JODI ANN 69 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386295_2844500												Description	Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	125000		125,000													
				DRAINAGE				VIEW		COMMUNITY		RES LAND	101	110400		110,400													
												RESIDNTL.	101	500		500													
				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		235,900		235,900															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
BRODEUR DAVID A BORGATTI JOSEPH A GAGLIARDUCCI,ELAINE A CHADBOURNE ROBERT D, CHADBOURNE				21134	0573	04-12-2016		Q	I	205,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				13340	0159	07-01-2003		U	I	170,000		1	2021	101	119,700	2020	101	113,300	2019	101	110,100								
				12073	0583	12-31-2001		U	I	133,700			101	102,400	101	102,400	101	99,600											
				00000	07109	03-02-1989		U	I	0			101	500	101	500	101	500											
				03655	0436	12-30-1971		U	I	0			Total	222,600	Total	216,200	Total	210,200											
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) 125,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 110,400 Special Land Value 0 Total Appraised Parcel Value 235,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 235,900														
0001						101			MG																				
NOTES																													
																		Appraised BLDG. Value (Card)						125,000					
																		Appraised Xf (B) Value (Bldg)						0					
																		Appraised Ob (B) Value (Bldg)						500					
																		Appraised Land Value (Bldg)						110,400					
																		Special Land Value						0					
Total Appraised Parcel Value																		235,900											
Valuation Method																		C											
Adjustment																													
Net Total Appraised Parcel Value																		235,900											
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						
201800838		03-08-2018		4	ADDITION			29,000		06-18-2018		100	06-18-2018		288 SF REPLACE R		06-18-2018				333	15	PERMIT VISIT						
																	01-26-2017				317	16	FIELDREV CHG						
																	05-20-2016				317	3	MEAS+INSPCTD						
																	04-10-2009				317	2	MEASURED						
																	02-06-2003				274	15	PERMIT VISIT						
																	06-27-2002				274	14	INSPECTED						
																	04-19-2002				250	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		RA				40,000	SF	2.58	1.190	7	LAND	1.00	MG	1.00				0	TRF2	0.9	1.000	2.76	110,400				
Total Card Land Units								0.92	AC	Parcel Total Land Area: 0.92								Total Land Value										110,400	

Property Location 69 LEE ST
Vision ID 4272

Account # 4341

Map ID 54/ 2/ 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	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	110.81	
Interior Floor 1	3	HARDWOOD	RCN	178,566	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1954	
Heat Type	1	FORCED H/A	Effective Year Built	1988	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %	30	
Extra Fixtures			Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	70	
Extra Kitchens	0		RCNLD	125,000	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	1960	50	0.00	FR	F	0.90	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	840		24.80	20,833
FFL	1ST FLOOR	1,128	1,128		124.00	139,877
GAR	GARAGE	0	270		49.60	13,392
WDK	WOOD DECK	0	256		17.44	4,464
Ttl Gross Liv / Lease Area		1,128	2,494	1,440		178,566

