

State Use 101
Print Date 11/3/2021 10:53:08 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
FEHER RANDALL I FEHER ANGELA R 167 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_386130_2842809												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		284500		284,500																											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		111500		111,500																											
												RESIDNTL.		101		34700		34,700																											
				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		430,700		430,700																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																													
FEHER RANDALL I MCCARTHY PAMELA K, MCCARTHY MATTHEW D TR, MCCARTHY PAMELA K, SANTER KENNETH A + JULIE A,				19818 0115		05-14-2013		U		I		390,000		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed													
				19818 0111		05-14-2013		U		I		100		1A		2021		101		273,100		2020		101		265,600		2019		101		258,600													
				19404 0487		08-21-2012		U		I		100		1A				101		103,500				101		103,500				101		100,700													
				11179 0558		05-01-2000		U		I		270,000						101		34,700				101		34,700				101		34,700													
				08151 0478		08-27-1992		U		V		50,000																																	
Total										411,300		Total		403,800		Total		394,000																											
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												APPRaised VALUE SUMMARY																											
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										284,500																									
0001						101		MG		Appraised Xf (B) Value (Bldg)										0																									
										Appraised Ob (B) Value (Bldg)										34,700																									
										Appraised Land Value (Bldg)										111,500																									
SUB DIV #517, HYDRO AIR										Special Land Value										0																									
										Total Appraised Parcel Value										430,700																									
										Valuation Method										C																									
										Adjustment																																			
Net Total Appraised Parcel Value										430,700																																			
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																	
201401801		05-30-2014		1		PORCH		2,600		03-27-2015		100		03-27-2015		32' X 10' OVER EXI		03-27-2015						317		15		PERMIT VISIT																	
201302097		06-03-2013		9		ALTERATION		25,000		05-30-2014		100		03-27-2015		VARIOUS INTERIO		05-30-2014						317		15		PERMIT VISIT																	
217		07-30-2002		11		POOL		18,000								OC 12/16/02		03-27-2009						317		14		INSPECTED																	
58		04-01-1994		MN		Manual Note		5,000								GARAGE		03-06-2009						317		2		MEASURED																	
285		10-01-1992		MN		Manual Note		130,000								DWELLING		02-06-2003						274		15		PERMIT VISIT																	
																		05-07-2002						274		14		INSPECTED																	
																		03-22-2002						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		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								0.150		AC		7,000		1.000		0				1.00		MG		1.00				0				1.000		7,000		1,100			
Total Card Land Units														1.07		AC		Parcel Total Land Area:				1.07				Total Land Value										111,500									

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+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	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		90.92
Interior Floor 1	4	CARPET	RCN		342,767
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1992
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		17
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		83
Extra Kitchens	0		RCNLD		284,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	656		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues	1		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
04	GARAGE/L			L	1.00	30.48	1994	70	0.00	GD	A	1.00	21,500
11	POOL I-V	OB	Outbuildi	L	648	29.00	2002	70	0.00	GD	A	1.00	13,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,312		23.48	30,808	
FFL	1ST FLOOR	1,312	1,312		117.59	154,275	
SFL	2ND FLOOR	1,286	1,286		117.59	151,217	
WDK	WOOD DECK	0	394		16.41	6,467	
Ttl Gross Liv / Lease Area		2,598	4,304	2,915		342,767	

