

State Use 101
Print Date 11/4/2021 12:26:40 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW												
ROHLFS HARRY J LE 13 SYLVESTER ST EAST LONGMEADOW MA 01028 GIS ID F_390540_2847151												Description		Code	Appraised		Assessed															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	183400		183,400															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	145200		145,200															
												RESIDNTL.		101	19600		19,600															
				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		348,200		348,200														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
ROHLFS HARRY J LE ROHLFS HARRY J				22014 04707		0097 0038		01-03-2018		U U		I I		100 0		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
																		2021	101	175,800	2020	101	166,200	2019	101	162,400						
																			101	135,600		101	135,600		101	132,400						
																			101	19,600		101	19,600		101	19,600						
																Total		331,000		Total		321,400		Total		314,400						
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) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value																
Nbhd		Nbhd Name			B			Tracing			Batch																					
0001								101			NG																					
NOTES																																
																VISIT / CHANGE HISTORY																
																Permit Id	Issue Date	Type	Description		Amount	Insp Date	% Comp	Date Comp	Comments		Date	Type	Is	Id	Cd	Purpose/Result
																201801769	05-10-2018	91	INSULATION		1,700		0		10' DORMER ADDITION		10-07-2011			317	16	FIELDREV CHG
																282	08-21-2006	4	ADDITION		10,000						04-12-2007			311	14	INSPECTED
221	07-01-1987	MN	Manual Note		47,000				03-02-2007			311	15	PERMIT VISIT																		
									05-11-2000			250	22	MAILER SENT																		
												05-05-2000			247	2	MEASURED															
												02-25-1994			105	15	PERMIT VISIT															
												03-10-1993			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	1.240	8	LAND	1.00	NG	1.00			0		1.000	3.2	128,000										
1	101	ONE FAM	RAA				2.460	AC	7,000	1.000	0		1.00	NG	1.00			0		1.000	7,000	17,200										
Total Card Land Units							3.38	AC	Parcel Total Land Area:			3.38			Total Land Value										145,200							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
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	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	2	HIP			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	75.20	
Interior Floor 2	4	CARPET	RCN	220,989	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1930	
AC Type	01	NONE	Effective Year Built	2001	
Bedrooms	4		Depreciation Code	VG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	17	
Total Rooms	9		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	83	
Extra Kitchen St			RCNLD	183,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		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
07	POOL A-C	OB	Outbuildi	L	21	69.00	1965	60	0.00	AV	A	1.00	900
03	GARAGE	OB	Outbuildi	L	759	28.18	1999	70	0.00	GD	G	1.25	18,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	328		17.31	5,677	
FFL	1ST FLOOR	1,310	1,310		86.02	112,688	
OFP	OPEN PORCH	0	78		8.82	688	
SFL	2ND FLOOR	1,114	1,114		86.02	95,828	
WDK	WOOD DECK	0	510		11.98	6,108	
Ttl Gross Liv / Lease Area		2,424	3,340	2,569		220,989	

