

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
BROWN THOMAS E BROWN JENNIFER L 12 WINDING BROOK LN EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	300000		300,000																										
												RES LAND		101	137200		137,200																										
				DRAINAGE				VIEW		COMMUNITY		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#																																			
GIS ID F_391555_2854022												Total		437,700		437,700																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
BROWN THOMAS E DUNBAR,STUART COHAN TODD WINDSOR +, COHAN TODD W WOODBIDGE ESTATES INC				16781 0348		06-26-2007		U		I		396,000		1A		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed																
				BK10 0000		01-09-1998		U		I		261,000				2021		101	287,600	2020		101	275,900	2019		101	268,400																
				08890 0554		07-18-1994		U		I		1				101		127,000	101		127,000	101		123,300																			
				08337 0262		02-16-1993		U		V		62,000				101		500	101		500	101		500																			
				00000 0000				U				0																															
				Total										Total		415,100		Total		403,400		Total		392,200																			
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																															
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY																									
				Total		0.00												Appraised BLDG. Value (Card)						300,000																			
				ASSESSING NEIGHBORHOOD										Appraised Xf (B) Value (Bldg)						0																							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Ob (B) Value (Bldg)						500																											
0001						101		NV		Appraised Land Value (Bldg)						137,200																											
NOTES																		Special Land Value						0																			
SUB DIV 660																		Total Appraised Parcel Value						437,700																			
																		Valuation Method						C																			
																		Adjustment																									
																		Net Total Appraised Parcel Value						437,700																			
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															
202102875 178		09-23-2021 06-01-1994		12 MN		REROOF Manual Note		13,000 170,000				0				DWELLING		05-03-2018 04-03-2007 08-31-2006 04-18-2002 02-02-2000 01-12-2000 03-06-1995						333 250 311 274 250 247 107		3 22 2 14 22 2 15		MEAS+INSPCTD MAILER SENT MEASURED INSPECTED MAILER SENT MEASURED 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		RA								26,855		SF		3.65		1.400		9		LAND		1.00		NV		1.00				0				1.000		5.11		137,200	
Total Card Land Units														0.62		AC		Parcel Total Land Area: 0.62				Total Land Value										137,200											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	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	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	4	CARPET	Adj Base Rate	87.49	
Interior Floor 2	3	HARDWOOD	RCN	352,984	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1994	
AC Type	03	FULL	Effective Year Built	2003	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	15	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	300,000	
FBM Sqft	876		Dep % Ovr		
FBM Quality	1		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	120	7.48	2010	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,340		22.38	29,984	
FFL	1ST FLOOR	1,348	1,348		111.88	150,815	
GAR	GARAGE	0	528		44.71	23,607	
OPF	OPEN PORCH	0	36		12.43	448	
PAT	PATIO	0	304		5.52	1,678	
SFL	2ND FLOOR	1,309	1,309		111.88	146,452	
Ttl Gross Liv / Lease Area		2,657	4,865	3,155		352,984	

