

State Use 101
Print Date 11/4/2021 9:16:19 AM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
COHEN MICHAEL P COHEN JODI 87 WINDHAM DR EAST LONGMEADOW MA 01028 GIS ID F_392474 2849602 Mailed												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		418000		418,000															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		145500		145,500															
				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		563,500		563,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
COHEN MICHAEL P RAINEY DAVID L ROEDER JON A + DELORES J P W B + T INC PECK ARNOLD				20410 0194		08-29-2014		Q		I		479,500		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				08822 0216		05-05-1994		U		I		388,000		2021		101		401,000		2020		101		384,900		2019		101		374,500			
				08046 0010		05-13-1992		U		V		80,000				101		135,100				101		135,100				101		131,100			
				07595 0064		11-28-1990		U		I		1		1L																			
				06792 0223		03-31-1988		U		I		2,890,000		1L 1		Total		536,100		Total		520,000		Total		505,600							
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)								418,000															
0001						101		NV		Appraised Xf (B) Value (Bldg)								0															
										Appraised Ob (B) Value (Bldg)								0															
										Appraised Land Value (Bldg)								145,500															
										Special Land Value								0															
										Total Appraised Parcel Value								563,500															
										Valuation Method								C															
										Adjustment																							
										Net Total Appraised Parcel Value								563,500															
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					
201502449		08-20-2015		91		INSULATION		1,974				0				INGROUND POOL		09-12-2014						317		3		MEAS+INSPCTD					
226		07-16-2010		5		DEMOLITION		2,500										03-23-2012						317		15		PERMIT VISIT					
248		08-06-2008		21		SIDING		15,610								POOL I DWELLING		01-21-2011						317		15		PERMIT VISIT					
124		06-17-1997		MN		Manual Note		18,000										01-30-2009						317		15		PERMIT VISIT					
109		05-01-1992		MN		Manual Note		200,000										04-03-2007						250		22		MAILER SENT					
																		08-03-2006						311		14		INSPECTED					
																		06-29-2006						311		2		MEASURED					
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		1.400	9	LAND	1.00	NV	1.00			0				1.000	3.61		144,400						
1	101	ONE FAM		RA				0.150 AC		7,000		1.000	0		1.00	NV	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								145,500							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	74.45	
Interior Floor 2	3	HARDWOOD	RCN	464,475	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1992	
AC Type	03	FULL	Effective Year Built	2008	
Bedrooms	4		Depreciation Code	VG	
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	10	
Total Rooms	8		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	90	
Extra Kitchen St			RCNLD	418,000	
FBM Sqft	884		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,245		21.28	47,767	
CFL	CATHEDRAL CE	120	120		109.93	13,192	
FFL	1ST FLOOR	2,381	2,381		106.38	253,302	
GAR	GARAGE	0	616		42.48	26,171	
HST	HALF STORY	449	897		53.25	47,767	
OPF	OPEN PORCH	0	60		10.64	638	
TQS	3/4 STORY	672	896		79.79	71,490	
WDK	WOOD DECK	0	280		14.82	4,149	
Ttl Gross Liv / Lease Area		3,622	7,495	4,366		464,475	

