

State Use 101
Print Date 11/3/2021 1:58:56 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
VESTER FRANKLYN M VESTER CHRISTA S 81 MELWOOD AV EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		145900		145,900																									
												RES LAND		101		93600		93,600																									
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		9200		9,200																									
				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		248,700		248,700																									
GIS ID F_377747_2850164																																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
VESTER FRANKLYN M				03287 0264		09-14-1967		U		I		0				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
																2021		101		139,600		2020		101		132,100		2019		101		128,300											
																		101		86,700				101		86,700				101		84,200											
																		101		9,200				101		9,200				101		9,200											
														Total		235,500		Total		228,000		Total		221,700																			
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																											
0001												101				MA																											
NOTES																																											
WB SHED=NO VALUE																																											
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															
																		07-15-2016		02				317		2		MEASURED															
																		04-29-2004						317		14		INSPECTED															
																		04-01-2004						250		22		MAILER SENT															
																		02-19-2004						311		2		MEASURED															
																		05-16-1992						107		3		MEAS+INSPCTD															
																		07-01-1991						181		2		MEASURED															
																		04-29-1980						500		3		MEAS+INSPCTD															
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		RB								15,000		SF		6.24		1.000		5		LAND		1.00		MA		1.00				0				1.000		6.24		93,600	
Total Card Land Units														0.34		AC		Parcel Total Land Area: 0.34										Total Land Value										93,600					

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	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	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		99.85
Interior Floor 2			RCN		231,586
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1966
AC Type	01	NONE	Effective Year Built		1981
Bedrooms	4		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		145,900
FBM Sqft			Dep % Ovr		
FBM Quality			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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1967	60	0.00	AV	A	1.00	8,900
02	SHED/FR			L	64	7.48	1967	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	816		22.09	18,027	
FFL	1ST FLOOR	816	816		110.60	90,246	
GAR	GARAGE	0	528		44.20	23,336	
SFL	2ND FLOOR	850	850		110.60	94,006	
WDK	WOOD DECK	0	384		15.55	5,972	
Ttl Gross Liv / Lease Area		1,666	3,394	2,094		231,586	

