

State Use 101
Print Date 11/3/2021 2:00:01 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
WHITNEY WILLIAM R JR WHITNEY CYNTHIA M 41 MELWOOD AVE EAST LONGMEADOW MA 01028 GIS ID F_377834_2849437												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		156900		156,900																	
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		94100		94,100																	
												RESIDENTL.		101		2200		2,200																	
				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		253,200		253,200																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
WHITNEY WILLIAM R JR PAWLIN ROBERT S + FANTONE				08840		0174		05-25-1994		U		I		136,000				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				06556		0119		07-13-1987		U		I		145,900				2021		101		150,400		2020		101		142,700		2019		101		138,800	
				03841		0322		09-12-1973		U		I		0						101		87,200				101		87,200				101		84,600	
																				101		2,200				101		2,200				101		2,200	
																				Total		239,800		Total		232,100		Total		225,600					
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)								156,900																	
0001						101		MA		Appraised Xf (B) Value (Bldg)								0																	
										Appraised Ob (B) Value (Bldg)								2,200																	
										Appraised Land Value (Bldg)								94,100																	
										Special Land Value								0																	
										Total Appraised Parcel Value								253,200																	
										Valuation Method								C																	
										Adjustment																									
										Net Total Appraised Parcel Value								253,200																	
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							
201402920		12-09-2014		91		INSULATION		2,745		03-19-2015		100		03-19-2015		BATH RM NVC		03-19-2015						317		15		PERMIT VISIT							
201402098		07-03-2014		7		REMODEL		27,000				100				REPLACE WINDOW		06-01-2012						317		15		PERMIT VISIT							
201200408		02-09-2012		9		ALTERATION		3,454								PELLET STOVE		12-12-2008						317		15		PERMIT VISIT							
243		08-05-2008		20		WOOD STOVE		2,500								ABOVE GROUND		12-12-2008						317		15		PERMIT VISIT							
168		06-15-2007		11		POOL		4,000								TURNING EXISTIN		12-26-2007						317		15		PERMIT VISIT							
386		11-27-2006		7		REMODEL		22,671								POOL A		01-25-2007						311		15		PERMIT VISIT							
129		06-01-1993		MN		Manual Note		1,800										01-25-2007						311		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				16,393	SF	5.74	1.000	5	LAND	1.00	MA	1.00				0		1.000	5.74	94,100											
Total Card Land Units										0.38	AC	Parcel Total Land Area: 0.38										Total Land Value										94,100			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	16	STONE VENR	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		98.56
Interior Floor 1	4	CARPET	RCN		249,037
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1958
Heat Type	1	FORCED H/A	Effective Year Built		1981
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		156,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft	395		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			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
02	SHED/FR			L	144	7.48	1963	60	0.00	AV	A	1.00	600
02	SHED/FR			L	80	7.48	2003	70	0.00	GD	A	1.00	400
07	POOLA-C	OB	Outbuildi	L	24	69.00	2007	70	0.00	GD	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	988		22.88	22,609	
FFL	1ST FLOOR	1,467	1,467		114.18	167,509	
HST	HALF STORY	494	988		57.09	56,407	
PAT	PATIO	0	433		5.80	2,512	
Ttl Gross Liv / Lease Area		1,961	3,876	2,181		249,037	

