

Property Location

73 THOMPkins AV

Map ID

12B/ 46/ B/ I

Bldg Name

State Use

101

Vision ID

186

Account #

190

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 11:43:35

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
ZARRILLO KATERINA						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	177600	177,600													
					RES LAND	101	102000	102,000													
					RESIDNTL.	101	500	500													
73 THOMPkins AV	DRAINAGE		VIEW	COMMUNITY																	
EAST LONGMEADOW MA 01028	SUPPLEMENTAL DATA																				
	Alt Prcl ID		Received																		
	SP Permit		NIA																		
	Chapter Land		Field 8																		
GIS ID	F_379430_2856352	Mailed		Assoc Pid#		Total	280,100	280,100													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
ZARRILLO KATERINA	24106	0510	09-08-2021	Q	I	300,000	00	Year	Code	Assessed	Year	Code	Assessed								
STREETER MARGARET	22686	0199	05-30-2019	U	I	0	1A	2022	101	125,900	2021	101	116,700								
STREETER MARGARET+ RIELLY PATRICK J	18844	0290	07-15-2011	U	I	185,000			101	92,700		101	85,900								
MCMAHON WILLIAM J,	16922	0060	09-14-2007	U	I	160,000	1		101	500											
HAMLIN,BRETT E	12249	0213	03-08-2002	U	I	62,000		Total		219,100	Total		202,600								
								Total		196,500											
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 VALUE SUMMARY Appraised BLDG. Value (Card) 177,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 102,000 Special Land Value 0 Total Appraised Parcel Value 280,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 280,100												
Nbhd	Nbhd Name		Tracing		Batch																
0001			101		MA																
NOTES																					
FY2010 SUB DIV #1043 (BOOK PLANS 349 P78) SF TAKEN FROM 12B-44-23																					
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							
71	03-24-2008	4	ADDITION	49,500		0		14 X 21 OFF REAR NOT STARTED YET POOLA	04-18-2018			333	3	MEAS+INSPCTD							
358	11-15-2005	21	SIDING	11,695					12-12-2008				317	15	PERMIT VISIT						
145	07-09-1997	11	POOL	3,000					01-18-2008				317	15	PERMIT VISIT						
									12-15-2006				311	15	PERMIT VISIT						
									12-14-2006				311	15	PERMIT VISIT						
									12-16-2005				311	15	PERMIT VISIT						
									04-05-2004				250	22	MAILER SENT						
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	RC				12,804 SF	7.97	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.97	102,000
Total Card Land Units							0.29	AC	Parcel Total Land Area:				0.29	Total Land Value							102,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	3	MASONRY	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	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		101.79
Interior Floor 2	4	CARPET	RCN		204,121
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1880
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	3		Depreciation Code		EX
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2008
Extra Fixtures	1		Depreciation %		13
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	87	
Extra Kitchen St			RCNLD	177,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		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
02	SHED/FR			L	96	7.48		70	0.00	GD	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	820		26.58	21,794	
EFB	ENCL PORCH	0	160		66.45	10,631	
FFL	1ST FLOOR	820	820		132.89	108,971	
SFL	2ND FLOOR	468	468		132.89	62,193	
WDK	WOOD DECK	0	20		26.58	532	
Ttl Gross Liv / Lease Area		1,288	2,288			204,121	

