

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
FARRELL ROGER B FARRELL BARBARA 73 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_381696_2851739												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	149000		149,000											
												RES LAND		101	91300		91,300											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	4700		4,700											
				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												Total		245,000		245,000												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
FARRELL ROGER B				03363 0072		09-10-1968		U		I		0				Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed	
																2022		101	134,500	2021		101	128,900	2020		101	122,200	
																		101	83,000			101	76,800			101	76,800	
																		101	4,700			101	4,700			101	4,700	
Total														222,200		Total		210,400		Total		203,700						
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				Tracing		Batch																				
0001						101		MA																				
NOTES																Appraised BLDG. Value (Card) 149,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,700 Appraised Land Value (Bldg) 91,300 Special Land Value 0 Total Appraised Parcel Value 245,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 245,000												
LRG DORMER ON BACK																												
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			
202001902		06-18-2020		14		MIN ALT		2,500		07-13-2021		100		07-13-2021		REMOVE & REPLA		07-13-2021					334	15	PERMIT VISIT			
201202923		08-01-2012		12		REROOF		10,400										07-17-2019					334	3	MEAS+INSPCTD			
																		05-29-2013					317	15	PERMIT VISIT			
																		04-08-2004					317	14	INSPECTED			
																		03-24-2004					250	22	MAILER SENT			
																		10-23-2003					274	2	MEASURED			
																		04-07-1992					131	1	LEFT NOTICE			
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				11,591	SF	8.75	1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	7.88	91,300			
Total Card Land Units								0.27	AC	Parcel Total Land Area: 0.27								Total Land Value										91,300

Property Location 73 ELM ST
Vision ID 1876

Account # 1912

Map ID 26/ 89/ 1/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 12/12/2022 3:41:17 P

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	1	WOOD SHING	Code	Description	
Exterior Wall 2			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		119.12
Interior Floor 1	3	HARDWOOD	RCN		236,508
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1984
AC Type	02	PARTIAL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		149,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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
03	GARAGE	OB	Outbuildi	L	264	28.18	1952	60	0.00	AV	A	1.00	4,500
02	SHED/FR			L	48	7.48	1975	60	0.00	AV	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		26.91	24,541	
FFL	1ST FLOOR	1,008	1,008		134.84	135,918	
HST	HALF STORY	240	480		67.42	32,361	
TQS	3/4 STORY	324	432		101.13	43,688	
Ttl Gross Liv / Lease Area		1,572	2,832			236,508	

