

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
SMITH JONATHAN K SMITH TINAA 27 RANKIN AVE EAST LONGMEADOW MA 01028 GIS ID F_382409_2850901										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	180400						180,400								
										RES LAND		101	103400		103,400														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1700						1,700								
				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		285,500		285,500															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
SMITH JONATHAN K NOSSAL PETER C				10014		0049		09-30-1997		U		I		133,500				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				03267		0029		06-26-1967		U		I		0				2022	101	132,500	2021	101	127,000	2020	101	120,300			
																101	94,100	101	87,000	101	87,000								
																101	1,700	101	1,700	101	1,700								
				Total												228,300		Total		215,700		Total		209,000					
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		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 180,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,700 Appraised Land Value (Bldg) 103,400 Special Land Value 0 Total Appraised Parcel Value 285,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 285,500																			
0001				101				MA																					
NOTES																													
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	
202101812192		05-14-2021 01-01-1984		21 MN		SIDING Manual Note		22,452		06-13-2022		100		06-13-2022		VINYL SHED		01-23-2015 01-16-2015 10-03-2003 07-18-1998 02-04-1992 01-17-1992 02-22-1985						317 317 274 232 131 107 500		14 2 2 3 3 22 15		INSPECTED MEASURED MEASURED MEAS+INSPCTD MEAS+INSPCTD MAILER SENT PERMIT VISIT	
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				16,112	SF	6.42	1.000	5	LAND	1.00	MA	1.00					0			1.000	6.42	103,400			
Total Card Land Units								0.37	AC	Parcel Total Land Area: 0.37								Total Land Value										103,400	

Property Location 27 RANKIN AV
 Vision ID 2038

Account # 2075

Map ID 27/ 65/ 0/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/12/2022 4:04:07 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	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	113.53	
Interior Floor 1	3	HARDWOOD	RCN	257,752	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1939	
Heat Type	3	FORCED H/W	Effective Year Built	1991	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %	30	
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	70	
Extra Kitchens	0		RCNLD	180,400	
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	1	YES	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	64	7.48	2002	70	0.00	GD	A	1.00	300
19	PATIO			L	400	5.75	2004	60	0.00	AV	A	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	780		25.53	19,915	
FFL	1ST FLOOR	1,198	1,198		127.66	152,941	
GAR	GARAGE	0	200		51.07	10,213	
TQS	3/4 STORY	585	780		95.75	74,683	
Ttl Gross Liv / Lease Area		1,783	2,958			257,752	

