

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
JOHNSTON OLAN A JOHNSTON CHRISTINE T 42 BRAEBURN RD EAST LONGMEADOW MA 01028 GIS ID F_375060_2855523												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	155000		155,000																
												RES LAND		101	78000		78,000																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	600		600																
				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		233,600		233,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
JOHNSTON OLAN A HOGAN GLORIA G HOGAN GLORIA G, MOCCIA FRANCESCO + DUPRE				20777		0045		07-06-2015		Q		I		166,000		00		Year		Code	Assessed		Year	Code	Assessed		Year	Code	Assessed				
				19870		0145		06-14-2013		U		I		100		1A		2022		101	143,000		2021	101	137,100		2020	101	133,500				
				07809		0315		09-18-1991		U		V		41,000						101	70,800			101	65,700			101	65,700				
				06774		0382		03-09-1988		U		I		132,500						101	600			101	600			101	600				
				04119		0330		04-17-1975		U		I		0																			
																Total		214,400		Total		203,400		Total		199,800							
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				MF																							
NOTES																																	
																		APPRAISED VALUE SUMMARY															
																		Appraised BLDG. Value (Card)								155,000							
																		Appraised Xf (B) Value (Bldg)								0							
																		Appraised Ob (B) Value (Bldg)								600							
																		Appraised Land Value (Bldg)								78,000							
Special Land Value																		0															
Total Appraised Parcel Value																		233,600															
Valuation Method																		C															
Adjustment																																	
Net Total Appraised Parcel Value																		233,600															
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					
201902303		07-03-2019		14		MIN ALT		3,906		06-01-2020		100		06-01-2020		REPLACE PATIO D		06-01-2020						400		15		PERMIT VISIT					
201203622		12-20-2012		91		INSULATION		2,448										09-04-2015						317		3		MEAS+INSPCTD					
195		09-01-1991		MN		Manual Note		79,900								DWLG		06-07-2013						317		15		PERMIT VISIT					
263		11-01-1990		MN		Manual Note		8,600								DEMO		04-09-2004						316		3		MEAS+INSPCTD					
		09-01-1988		MN		Manual Note		5,000								ADD STG		05-07-1992						107		15		PERMIT VISIT					
																		01-07-1991						107		15		PERMIT VISIT					
																		06-25-1990						131		2		MEASURED					
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				14,400	SF	7.13	0.760	3	LAND	1.00	MF	1.00					0			1.000	5.42	78,000							
Total Card Land Units																		0.33	AC	Parcel Total Land Area: 0.33			Total Land Value								78,000		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	15	LAMINATE	Adj Base Rate	132.49	
Interior Floor 2			RCN	201,331	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1991	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	23	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St			RCNLD	155,000	
FBM Sqft	546		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			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	128	7.48	1980	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,092		30.13	32,901	
FFL	1ST FLOOR	1,092	1,092		150.92	164,808	
WDK	WOOD DECK	0	120		30.18	3,622	
Ttl Gross Liv / Lease Area		1,092	2,304			201,331	

