

State Use 101
Print Date 12/12/2022 6:30:05 P

CURRENT OWNER						TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
PIPER LOWE REAL ESTATE GROUP 745 GLENDALE RD WILBRAHAM MA 01095 GIS ID F_383736_2852013 Mailed														Description	Code	Appraised		Assessed		1006 EAST LONGMEADOW					
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	198100		198,100							
						DRAINAGE				VIEW		COMMUNITY		RES LAND	101	99700		99,700							
						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		297,800		297,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
PIPER LOWE REAL ESTATE GROUP LLC MULTICULTURAL COMMUNITY SERVICES O DUCHARME ,VIOLET E AND DUCHARME VIOLET E, DUCHARME HENRY A + VIOLET				24798 0537		11-09-2022		Q	I	210,000		00	Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed		
				10866 0067		07-29-1999		U	I	170,000			2022	959	176,000		2021	959	168,200		2020	959	174,100		
				10370 0090		07-17-1998		U	I	1		1A		959	104,300			959	104,300			959	116,000		
				08715 0032		01-18-1994		U	I	1		1A										959	700		
				08634 0289		11-16-1993		U	I	1		1A		Total	280,300		Total	272,500		Total	290,800				
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								APPRaised VALUE SUMMARY											
Nbhd		Nbhd Name						Tracing		Batch		Appraised BLDG. Value (Card)								198,100					
0001								959		MA		Appraised Xf (B) Value (Bldg)								0					
NOTES										Appraised Ob (B) Value (Bldg)								0							
										Appraised Land Value (Bldg)								99,700							
										Special Land Value								0							
										Total Appraised Parcel Value								297,800							
										Valuation Method								C							
										Adjustment															
										Net Total Appraised Parcel Value								297,800							
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	
																	07-15-2020					400	3	MEAS+INSPECT	
																	06-07-2004					319	3	MEAS+INSPECT	
																	02-11-1992					105	3	MEAS+INSPECT	
																	10-07-1980					500	3	MEAS+INSPECT	
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		RA				33,226 SF		3.33	1.000	5	LAND	1.00	MA	1.00			0	TRF1	0.9	1.000	3	99,700	
Total Card Land Units								0.76 AC	Parcel Total Land Area: 0.76								Total Land Value								99,700

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	3	MASONRY	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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	5	LINO/VINYL	Adj Base Rate	84.08	
Interior Floor 2			RCN	380,905	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1910	
AC Type	01	NONE	Effective Year Built	1973	
Bedrooms	5		Depreciation Code	FA	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	48	
Total Rooms	11		Functional Obsol		
Bath Style	F	FAIR	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens			Overall % Condition	52	
Extra Kitchen St			RCNLD	198,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,027		17.90	36,281	
EFP	ENCL PORCH	0	252		44.79	11,287	
FFL	1ST FLOOR	2,291	2,291		89.58	205,234	
OPF	OPEN PORCH	0	660		8.96	5,912	
TQS	3/4 STORY	1,364	1,818		67.21	122,191	
Ttl Gross Liv / Lease Area		3,655	7,048			380,905	

