

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
CUNNINGHAM WILLIAM C CUNNINGHAM LYNN A 191 PLEASANT ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	124500		124,500											
												RES LAND		101	97400		97,400											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1400		1,400											
GIS ID F_384076_2852113				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		223,300		223,300												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
CUNNINGHAM WILLIAM C				05659	0560	07-31-1984	U	I	5,500				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
													2022	101	112,400	2021	101	107,800	2020	101	82,000							
														101	88,800		101	82,000										
														101	1,400		101	1,400										
												Total		202,600		Total		191,200		Total		185,600						
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																												
WALK-OUT BASEMENT												Appraised BLDG. Value (Card)										124,500						
												Appraised Xf (B) Value (Bldg)										0						
												Appraised Ob (B) Value (Bldg)										1,400						
												Appraised Land Value (Bldg)										97,400						
												Special Land Value										0						
Total Appraised Parcel Value										223,300																		
Valuation Method										C																		
Adjustment																												
Net Total Appraised Parcel Value										223,300																		
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				
201302360		07-10-2013		12	REROOF		16,000		05-02-2014		100		05-02-2014				05-02-2014					317	15	PERMIT VISIT				
																	02-04-2004					311	15	PERMIT VISIT				
																	11-22-2002					250	22	MAILER SENT				
																	11-21-2002					274	2	MEASURED				
																	06-09-1992					107	1	LEFT NOTICE				
																	10-07-1980					500	3	MEAS+INSPCTD				
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				28,000	SF	3.87	1.000	5	LAND	1.00	MA	1.00					0	TRF2	0.9	1.000	3.48	97,400		
Total Card Land Units								0.64	AC	Parcel Total Land Area: 0.64								Total Land Value										97,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 Story	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
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		127.33
Interior Floor 1	3	HARDWOOD	RCN		197,613
Interior Floor 2			Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1962
Heat Type	6	ELECTRC BB	Effective Year Built		1984
AC Type	01	None	Depreciation Code		AG
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		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		124,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	564		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NONE	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
19	PATIO			L	300	5.75	1990	50	0.00	FR	F	0.90	800
02	SHED/FR			L	120	7.48	2003	70	0.00	GD	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,128		29.03	32,742	
FFL	1ST FLOOR	1,128	1,128		144.88	163,422	
OPF	OPEN PORCH	0	104		13.93	1,449	
Ttl Gross Liv / Lease Area		1,128	2,360			197,613	

