

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
SOWERS ANTHONY J 60 FRANCONIA CR EAST LONGMEADOW MA 01028 GIS ID F_375306_2851027 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	155000		155,000												
												RES LAND		101	108500		108,500												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1700		1,700												
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10		Assoc Pid#				Total		265,200		265,200											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
SOWERS ANTHONY J				21119		0365		03-31-2016		Q		I		245,000		00		Year		Code		Assessed		Year		Code		Assessed	
AMORE CLAUDIA F				20608		0037		02-26-2015		U		I		1		1F		2022		101		145,100		2021		101		138,600	
WYSOCKI CLAUDIA F				17280		0592		05-05-2008		U		I		247,500						101		97,600				101		90,600	
TRUDEAU,MATTHEW C				12638		0247		10-09-2002		U		I		166,700		1S				101		1,700				101		800	
HOUSEHOLD FINANCE,CORPORATION II				12329		0021		04-26-2002		U		I		175,541		1L												800	
																Total		244,400		Total		230,000		Total		223,500			
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)															
0001								101				NA		Appraised Xf (B) Value (Bldg)															
																Appraised Ob (B) Value (Bldg)													
																Appraised Land Value (Bldg)													
																Special Land Value													
																Total Appraised Parcel Value													
																Valuation Method													
																Adjustment													
																Net Total Appraised Parcel Value													
																265,200													
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	
202100288		01-25-2021		91		INSULATION		1,070		07-14-2021		0		07-14-2021		18' ABOVE GROUND		07-14-2021						334		15		PERMIT VISIT	
202003048		12-01-2020		20		WOOD STOVE		6,000		07-14-2021		100		07-14-2021				04-15-2016						317		3		MEAS+INSPCTD	
202002211		08-04-2020		11		POOL		4,000		07-14-2021		100		07-14-2021				04-28-2014						105		15		PERMIT VISIT	
201601877		06-06-2016		91		INSULATION		3,200				0						09-02-2010						316		2		MEASURED	
201303042		11-15-2013		12		REROOF		10,560		04-28-2014		100		04-28-2014				07-21-1998						232		3		MEAS+INSPCTD	
																		04-13-1992						131		14		INSPECTED	
																04-01-1992						107		22		MAILER SENT			
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		RB				16,056	SF	6.44		1.050	6	LAND	1.00	NA	1.00				0			1.000	6.76		108,500		
Total Card Land Units								0.37	AC	Parcel Total Land Area: 0.37								Total Land Value								108,500			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
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	2	CLAPBOARD	Code	Description	
Exterior Wall 2	1	WOOD SHING	101	ONE FAM	
Roof Structure	2	HIP		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	135.03	
Interior Floor 2			RCN	212,318	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1975	
AC Type	03	FULL	Effective Year Built	1994	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %	27	
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	73	
Extra Kitchen St			RCNLD	155,000	
FBM Sqft	650		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	0	NO	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	160	7.48	2008	70	0.00	GD	A	1.00	800
07	POOLA-C	OB	Outbuildi	L	18	69.00		70	0.00	GD	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		33.28	31,948	
FFL	1ST FLOOR	960	960		166.39	159,738	
GAR	GARAGE	0	276		66.32	18,303	
PAT	PATIO	0	288		8.09	2,330	
Ttl Gross Liv / Lease Area		960	2,484			212,318	

