

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
GAGNON NANCY A 20 FRANCONIA CR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	191300		191,300									
												RES LAND		101	108400		108,400									
				DRAINAGE				VIEW		COMMUNITY																
				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#																		
GIS ID F_376135_2851133												Total		299,700		299,700										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
GAGNON NANCY A GAGNON NANCY ANN GAGNON				08238 07034 05615	0596 0492 0158	11-16-1992 11-30-1988 05-21-1984	U U U	I I I		1 1 0	1A 1 1F	Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed			
												2022		101	173,400	2021		101	166,100	2020		101	140,000			
														101	97,500			101	90,400			101	90,400			
												Total		270,900	Total		256,500	Total		230,400						
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				NA																		
NOTES																										
												Appraised BLDG. Value (Card)										191,300				
												Appraised Xf (B) Value (Bldg)										0				
												Appraised Ob (B) Value (Bldg)										0				
												Appraised Land Value (Bldg)										108,400				
												Special Land Value										0				
Total Appraised Parcel Value										299,700																
Valuation Method										C																
Adjustment																										
Net Total Appraised Parcel Value										299,700																
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			
201902354 251		07-09-2019 01-01-1983		8 MN	RENOVATION Manual Note		78,400		07-01-2020		100		07-01-2020		KITCHEN, BATH, G ADDITION		07-01-2020					334	15	PERMIT VISIT		
																	04-17-2019					400	3	MEAS+INSPCTD		
																	03-23-2018					333	2	MEASURED		
																	04-19-2004					319	14	INSPECTED		
																	04-06-2004					250	22	MAILER SENT		
																	03-31-2004					311	2	MEASURED		
																	04-13-1992					131	14	INSPECTED		
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				15,372	SF	6.71	1.050	6	LAND	1.00	NA	1.00				0			1.000	7.05	108,400	
Total Card Land Units								0.35	AC	Parcel Total Land Area: 0.35								Total Land Value								108,400

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	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	3	HARDWOOD	Adj Base Rate	111.04	
Interior Floor 2	6	CERAMIC TL	RCN	245,227	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1974	
AC Type	01	NONE	Effective Year Built	1999	
Bedrooms	2		Depreciation Code	GV	
Full Baths	2		Remodel Rating	03	
Half Baths	0		Year Remodeled	2020	
Extra Fixtures	0		Depreciation %	22	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	78	
Extra Kitchen St			RCNLD	191,300	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,008		24.97	25,171	
FFL	1ST FLOOR	1,340	1,340		124.61	166,974	
GAR	GARAGE	0	854		49.90	42,616	
WDK	WOOD DECK	0	420		24.92	10,467	
Ttl Gross Liv / Lease Area		1,340	3,622			245,227	

