

State Use 101
Print Date 12/12/2022 9:12:44 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
CARHART THOMAS M CARHART FRANCES M 172 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_385966_2849514												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	318500		318,500																		
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	123900		123,900																		
												RESIDNTL.		101	25200		25,200																		
				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		467,600		467,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																						
CARHART THOMAS M CARHART				06087	0229	05-16-1986	U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				05866	0323	08-01-1985	U	I	27,500		2022	101	287,300	2021	101	275,200	2020	101	267,400																
											101	111,500		101	103,500		101	103,500																	
											101	25,200		101	25,200		101	25,200																	
				Total		0.00						Total		424,000		Total		403,900		Total		396,100													
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																							
Year	Code	Description		Amount		Code	Description		YEAR	Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 318,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 25,200 Appraised Land Value (Bldg) 123,900 Special Land Value 0 Total Appraised Parcel Value 467,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 467,600																					
Total		0.00																																	
ASSESSING NEIGHBORHOOD																																			
Nbhd		Nbhd Name				Tracing				Batch																									
0001						101				MG																									
NOTES																																			
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												
201802305		07-17-2018		21	SIDING		31,745		06-06-2019		100	06-06-2019		22 REPLACEMENT 270 SF OFF REAR DETACHED POOL A SFR		06-06-2019					400	15	PERMIT VISIT												
201702419		09-13-2017		25	WINDOWS		32,625		05-29-2018		100	05-29-2018				07-02-2018					333	2	MEASURED												
201503085		12-15-2015		91	INSULATION		7,000				100					05-29-2018					400	15	PERMIT VISIT												
230		07-27-2007		4	ADDITION		10,000									04-04-2008					317	2	MEASURED												
69		04-23-2001		3	GARAGE		15,000									04-04-2008		317	15	PERMIT VISIT															
131		06-01-1989		MN	Manual Note		5,000									06-12-2002		250	22	MAILER SENT															
193		01-01-1985		MN	Manual Note											06-06-2002		274	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		RAA				40,000	SF	2.84	1.200	7	LAND	1.00	MG	1.00					0	TRF1	0.9	1.000	3.07	122,800									
1	101	ONE FAM		RAA				0.150	AC	7,000.00	1.000	0		1.00	MG	1.00					0			1.000	7,000	1,100									
Total Card Land Units								1.07	AC	Parcel Total Land Area:				1.07							Total Land Value				123,900										

Property Location 172 KIBBE RD
 Vision ID 4133 Account # 4200

Map ID 51/ 14/ 3/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	06	COLONIAL	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage	2		
Grade	C+	AVG. (+)	#Heat Sys	1.00		
Stories	2.00	2 STORY	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	4	VINYL	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		97.31	
Interior Floor 1	4	CARPET	RCN		403,213	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1985	
Heat Type	1	FORCED H/A	Effective Year Built		2000	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		21	
Extra Fixtures	0		Functional Obsol			
Total Rooms	9		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	A	AVERAGE	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		79	
Extra Kitchens	0		RCNLD		318,500	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	325		Dep Ovr Comment			
FBM Quality	1		Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	1	YES	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
04	GARAGE/L			L	704	30.48	2001	70	0.00	GD	G	1.25	18,800
22	WOOD DK			L	896	9.20	1990	60	0.00	AV	A	1.00	4,900
02	SHED/FR			L	120	7.48	2001	60	0.00	AV	A	1.00	500
02	SHED/FR			L	40	7.48	2009	60	0.00	AV	A	1.00	200
02	SHED/FR			L	80	7.48	2014	60	0.00	AV	A	1.00	400
02	SHED/FR			L	96	7.48	2014	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,623		23.83	38,679	
CFL	CATHEDRAL CE	820	820		122.64	100,565	
FFL	1ST FLOOR	1,093	1,093		119.01	130,080	
OFP	OPEN PORCH	0	186		12.16	2,261	
PAT	PATIO	0	456		6.00	2,737	
SFL	2ND FLOOR	1,083	1,083		119.01	128,890	
Ttl Gross Liv / Lease Area		2,996	5,261			403,213	

