

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
NGO SALLY TUYEN + NGO BAO V NGUYEN NGUYET 71 ALLEN ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	154900		154,900																
												RES LAND		101	115500		115,500																
				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_388700_2857302												Total		270,400		270,400																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
NGO SALLY TUYEN + NGO BAO V PARKER JUDITH P				24605 02907		0201 0491		06-23-2022 09-28-1962		Q U		I I		270,000 0		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
																		2022		101 101	139,700 104,300	2021	101 101	133,800 96,500	2020	101 101	126,800 96,500						
																				Total		244,000		Total		230,300		Total		223,300			
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			MG																						
NOTES																																	
																		APPRAISED VALUE SUMMARY															
																		Appraised BLDG. Value (Card)								154,900							
																		Appraised Xf (B) Value (Bldg)								0							
																		Appraised Ob (B) Value (Bldg)								0							
																		Appraised Land Value (Bldg)								115,500							
Special Land Value																		0															
Total Appraised Parcel Value																		270,400															
Valuation Method																		C															
Adjustment																																	
Net Total Appraised Parcel Value														270,400																			
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									
202202974 387		10-27-2022 12-12-2007		62 25	SOLAR WINDOWS		28,000 3,289				0						05-08-2018 10-03-2008 03-21-2008 10-15-2001 10-02-2001 03-09-1992 01-22-1981					333 317 317 247 247 170 500	4 3 15 14 2 3 3	INFO AT DOOR MEAS+INSPECTD PERMIT VISIT INSPECTED MEASURED MEAS+INSPECTD MEAS+INSPECTD									
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				25,000	SF	4.28	1.200	7	LAND	1.00	MG	1.00					0	TRF2	0.9	1.000	4.62	115,500							
Total Card Land Units								0.57	AC	Parcel Total Land Area: 0.57								Total Land Value								115,500							

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	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		122.89	
Interior Floor 1	4	CARPET	RCN		221,262	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1962	
Heat Type	1	FORCED H/A	Effective Year Built		1991	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		30	
Extra Fixtures	0		Functional Obsol			
Total Rooms	7		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		70	
Extra Kitchens	0		RCNLD		154,900	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	0	NO	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,069		27.56	29,465	
FFL	1ST FLOOR	1,389	1,389		137.69	191,246	
OPF	OPEN PORCH	0	35		15.74	551	
Ttl Gross Liv / Lease Area		1,389	2,493			221,262	

