

State Use 101
Print Date 12/12/2022 9:57:29 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
LUCAS KENNETH J 782 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_387107_2857836												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		186500		186,500																		
												RES LAND		101		119000		119,000																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		15400		15,400																		
				SUPPLEMENTAL DATA																																
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																												
														Total		320,900		320,900																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
LUCAS KENNETH J US BANK NATIONAL ASSOCIATION,AS TRU WINCH,EDWARD N KOKONOWSKI FRANCES D,				17917 0224		07-07-2009		U		I		201,000		1S		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed				
				17861 0242		06-26-2009		U		I		199,500		1L		2022		101		167,700		2021		101		160,900		2020		101		152,600				
				15083 0487		06-10-2005		U		I		340,000						101		107,400				101		99,300				101		99,300				
				04433 0306		06-09-1977		U		I		0								101		15,400				101		15,400				101		15,400		
				Total		0.00												290,500		Total		275,600		Total		267,300										
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																								
Year		Code		Description		Amount		Code		Description																YEAR		Amount		Comm Int						
				ASSESSING NEIGHBORHOOD																																
Nbhd		Nbhd Name				Tracing		Batch																												
0001						101		MG																												
NOTES																																				
																		Appraised BLDG. Value (Card)										186,500								
																		Appraised Xf (B) Value (Bldg)										0								
																		Appraised Ob (B) Value (Bldg)										15,400								
																		Appraised Land Value (Bldg)										119,000								
																		Special Land Value										0								
Total Appraised Parcel Value																		320,900																		
Valuation Method																		C																		
Adjustment																																				
Net Total Appraised Parcel Value																		320,900																		
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								
201		07-07-2010		3		GARAGE		21,000								23X27 DETACHED		08-15-2019						334		2		MEASURED								
266		10-30-2009		8		RENOVATION		45,000								KITCHEN, FURNICE		03-09-2012						317		15		PERMIT VISIT								
277		08-10-2006		7		REMODEL		17,951								FIN BMT		01-20-2012						317		16		FIELDREV CHG								
																		12-23-2010						311		15		PERMIT VISIT								
																		01-26-2010						316		15		PERMIT VISIT								
																		02-23-2007						311		14		INSPECTED								
																		10-23-2001						247		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		RA				32,342	SF	3.41	1.200	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	3.68	119,000											
Total Card Land Units																		0.74		AC	Parcel Total Land Area: 0.74				Total Land Value										119,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.50	2 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	111.77	
Interior Floor 2	4	CARPET	RCN	296,097	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1940	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	5		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	186,500	
FBM Sqft	230		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		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
04	GARAGE/L			L	576	30.48	2010	70	0.00	GD	G	1.25	15,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	768		28.01	21,509	
EFP	ENCL PORCH	0	96		69.83	6,704	
FFL	1ST FLOOR	894	894		139.67	124,864	
OFP	OPEN PORCH	0	15		18.62	279	
PAT	PATIO	0	478		7.01	3,352	
SFL	2ND FLOOR	768	768		139.67	107,265	
UHS	UNFIN HALF STORY	0	768		41.83	32,124	
Ttl Gross Liv / Lease Area		1,662	3,787			296,097	

