

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
PAYNE TIMOTHY R PAYNE MICHELLE M 172 FERNWOOD DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	220400		220,400												
												RES LAND		101	132600		132,600												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	41600		41,600												
EAST LONGMEADOW MA 01028				SUPPLEMENTAL DATA																									
				Alt Prcl ID				Received																					
				SP Permit				NIA																					
GIS ID F_388706_2851371				Chapter Land				Field 8																					
				OC Dates				Field 9																					
				In+Ex FY				Field 10																					
				Mailed				Assoc Pid#																					
												Total		394,600		394,600													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
PAYNE TIMOTHY R QUINLAN DENNIS M KILBURN NELSON F + SUSAN C,				21256		0553		07-08-2016		U		I		315,000		1		Year		Code		Assessed		Year		Code		Assessed	
				10703		0379		03-29-1999		U		I		207,526				2022		101		198,900		2021		101		190,700	
				03351		0274		07-17-1968		U		I		0						101		119,600				101		110,500	
																				101		41,600				101		39,500	
																Total		360,100		Total		342,800		Total		330,800			
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		5,000.00																							
ASSESSING NEIGHBORHOOD																													
Nbhd				Nbhd Name				Tracing				Batch																	
0001								101				MG																	
NOTES																													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
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		108.23
Interior Floor 1	3	HARDWOOD	RCN		314,799
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1965
Heat Type	3	FORCED H/W	Effective Year Built		1991
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		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		70
Extra Kitchens	0		RCNLD		220,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	329		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	2		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
02	SHED/FR			L	110	7.48	2005	70	0.00	GD	G	1.25	700
03	GARAGE	OB	Outbuildi	L	1,08	28.18	2016	85	0.00	VG	V	1.50	38,800
02	SHED/FR			L	392	7.48	2020	70	0.00	GD	A	1.00	2,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,096		26.73	29,299	
FFL	1ST FLOOR	1,096	1,096		133.79	146,630	
GAR	GARAGE	0	440		53.51	23,546	
OFP	OPEN PORCH	0	120		13.38	1,605	
SFL	2ND FLOOR	850	850		133.79	113,718	
Ttl Gross Liv / Lease Area		1,946	3,602			314,799	

