

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
NGUYEN CHRIS DANG TRJEU T 47 SCHUYLER DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	187700		187,700												
												RES LAND		101	91300		91,300												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	6200		6,200												
				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		285,200		285,200													
GIS ID F_375500_2845630																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
NGUYEN CHRIS KELLEY JAMES R OSBORNE LEON A + SANDRA E,CO-TRUST OSBORNE LEON A + SANDRA E, BENTON ASSOCIATES INC				22759		0031		07-17-2019		Q		I		250,000		00		Year		Code	Assessed		Year		Code	Assessed			
				16902		0021		08-29-2007		U		I		252,000						2022		101	169,700		2021		101	162,900	
				13370		0003		07-12-2003		U		I		1		1A						101		83,000		101		76,800	
				08925		0576		08-26-1994		U		I		117,900								101		6,200		101		6,200	
				00000		0000				U				0															
																Total		258,900		Total		245,900		Total		239,500			
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												APPRaised VALUE SUMMARY											
Nbhd		Nbhd Name						Tracing				Batch		Appraised BLDG. Value (Card)								187,700							
0001								101				NF		Appraised Xf (B) Value (Bldg)								0							
																Appraised Ob (B) Value (Bldg)								6,200					
																Appraised Land Value (Bldg)								91,300					
																Special Land Value								0					
																Total Appraised Parcel Value								285,200					
																Valuation Method								C					
																Adjustment													
																Net Total Appraised Parcel Value								285,200					
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	
202101438		04-20-2021		62		SOLAR		19,100		06-28-2021		100		06-28-2021		SUNROOM BMT REC RM OC 1 DWELLING		06-28-2021						400		15		PERMIT VISIT	
202100725		03-05-2021		12		REROOF		9,500		06-28-2021		100		06-28-2021				12-04-2015						317		2		MEASURED	
254		08-01-2005		1		PORCH		21,000				0						12-05-2005						311		15		PERMIT VISIT	
151		06-23-2003		8		RENOVATION		6,000										04-27-2004						317		14		INSPECTED	
189		07-01-1994		MN		Manual Note		63,100										04-05-2004						AO		22		MAILER SENT	
																		03-25-2004						311		2		MEASURED	
																		01-27-2004						311		15		PERMIT VISIT	
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				4,629	SF	19.72		1.000	4	LAND	1.00	NF	1.00			0				1.000	19.72		91,300		
Total Card Land Units								0.11		AC	Parcel Total Land Area: 0.11								Total Land Value								91,300		

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	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 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	4	CARPET	Adj Base Rate	125.21	
Interior Floor 2			RCN	220,806	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1994	
AC Type	03	FULL	Effective Year Built	2006	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	15	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	187,700	
FBM Sqft	487		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
03	GARAGE	OB	Outbuildi	L	299	28.18	1994	60	0.00	AV	A	1.00	5,100
19	PATIO			L	322	5.75	2009	60	0.00	AV	A	1.00	1,100
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2021	85	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	696		28.77	20,021	
EFB	ENCL PORCH	0	144		72.02	10,371	
FFL	1ST FLOOR	696	696		144.04	100,248	
SFL	2ND FLOOR	626	626		144.04	90,166	
Ttl Gross Liv / Lease Area		1,322	2,162			220,806	

