

State Use 101
Print Date 12-13-2022 9:29:52 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
OSBORNE LEON A OSBORNE WENDY E 10 SHELBY LN EAST LONGMEADOW MA 01028 GIS ID F_390610_2846216												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	313400		313,400												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	135000		135,000												
												RESIDENTL.		101	2200		2,200												
				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		450,600		450,600											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
OSBORNE LEON A MOORE WINSTON E, MORRISINO FRANK P JR +, THREE R GENERAL CONTRACT PUNDERSON RICHARD				19903	0273	07-02-2013	Q	I	320,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				17403	0330	07-21-2008	U	I	320,000		1	2022	101	285,200	2021	101	273,600	2020	101	262,800									
				09003	0258	11-29-1994	U	V	55,000			101	121,500	101	112,400	101	112,400												
				08978	0202	10-27-1994	U	V	112,000			101	2,200	101	2,200	101	2,200												
				00000	0000		U	0		Total	408,900		Total	388,200		Total	377,400												
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														APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 313,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,200 Appraised Land Value (Bldg) 135,000 Special Land Value 0 Total Appraised Parcel Value 450,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 450,600															
Nbhd		Nbhd Name				Tracing				Batch																			
0001						101				NG																			
NOTES																													
SUB DIV #761																													
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					
201802481		07-25-2018		17	DECK		1,500		05-30-2019		100		05-30-2019		12X12 REPLACE E		05-30-2019					334	15	PERMIT VISIT					
201401687		05-27-2014		11	POOL		5,980		04-06-2015		100		04-06-2015		24' ROUND ABOVE		04-06-2015					317	15	PERMIT VISIT					
201401009		04-16-2014		GEN	GENERATOR		8,700		06-02-2014		100		06-02-2014				06-02-2014					317	15	PERMIT VISIT					
205		07-17-2002		11	POOL		4,500										02-06-2009					317	3	MEAS+INSPCTD					
156		07-15-1997		MN	Manual Note		2,000								DECK		04-27-2006					311	3	MEAS+INSPCTD					
305		11-19-1994		MN	Manual Note		185,000								DWELLING		03-06-2003					274	15	PERMIT VISIT					
																	12-20-1999					247	3	MEAS+INSPCTD					
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				26,832	SF	4.02	1.250	8	LAND	1.00	NG	1.00			0			1.000	5.03	135,000					
Total Card Land Units								0.62	AC	Parcel Total Land Area: 0.62								Total Land Value								135,000			

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+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	3	HARDWOOD	Adj Base Rate		100.94
Interior Floor 2	4	CARPET	RCN		386,941
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1995
AC Type	03	FULL	Effective Year Built		2002
Bedrooms	3		Depreciation Code		AG
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %		19
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	1		Overall % Condition		81
Extra Kitchen St	F	FAIR	RCNLD		313,400
FBM Sqft			Dep % Ovr		
FBM Quality			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
02	SHED/FR			L	120	7.48	1997	60	0.00	AV	A	1.00	500
07	POOLA-C	OB	Outbuildi	L	24	69.00	2014	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	84	9.20	2002	70	0.00	GD	A	1.00	500
GEN	GENERATO			B	1	0.00	2001	81	1.00	00	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,252		25.23	56,810	
FFL	1ST FLOOR	2,280	2,280		126.25	287,839	
GAR	GARAGE	0	576		50.41	29,036	
OPF	OPEN PORCH	0	144		12.27	1,767	
WDK	WOOD DECK	0	456		25.19	11,488	
Ttl Gross Liv / Lease Area		2,280	5,708			386,941	

