

Property Location 86 LEE ST		Map ID 54/ 33/ 5/ 1		Bldg Name		State Use 101	
Vision ID 6621		Account # 6731		Bldg # 1		Print Date 12-13-2022 12:15:45	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
RUSSELL JOHN J III RUSSELL REBEKAH A 86 LEE ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	285700	285,700		
						RES LAND	101	115600	115,600		
						RESIDNTL.	101	900	900		
		DRAINAGE		VIEW	COMMUNITY						
		SUPPLEMENTAL DATA									
		Alt Prcl ID SP Permit Chapter Land OC Dates 12/20/2010 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#					
GIS ID F_386704_2844031						Total		402,200	402,200		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
RUSSELL JOHN J III TORCIA MICHAEL, GOLDSTEIN MARIE L ESTATE OF, GOLDSTEIN MARIE L LIFE EST +,		18812	0583	06-21-2011	U	I	323,500	1V 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		18409	0557	08-06-2010	U	V	220,000		2022	101	257,100	2021	101	246,500	2020	101	236,100
		11432	0182	12-04-2000	U	I	1		101	104,400	101	96,600	101	96,600			
		00000	0000		U		0		101	900	101	900	101	900			
		Total						362,400		Total		344,000		Total		333,600	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor	
Year	Code	Description	Amount	Code	Description	YEAR	Amount		
Total			0.00						

ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	Tracing	Batch
0001		101	MG

NOTES			
SUB DIV 967			

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	
233	08-10-2011	10	SHED	3,465				10 X 16 PREBUILT	07-24-2019			334	2	MEASURED	
350	10-27-2010	2	DWELLING	200,000				OC 12/20/2010 45X	04-13-2012			317	15	PERMIT VISIT	
									12-09-2010			317	15	PERMIT VISIT	
									12-09-2010			317	2	MEASURED	

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				25,031 SF	4.28	1.200	7	LAND	1.00	MG	1.00			0 TRF2	0.9	1.000	4.62	115,600
Total Card Land Units							0.57	AC	Parcel Total Land Area: 0.57							Total Land Value					115,600

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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	
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	3	HARDWOOD	Adj Base Rate	109.68	
Interior Floor 2	4	CARPET	RCN	303,917	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2010	
AC Type	03	FULL	Effective Year Built	2015	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	6	
Total Rooms	7		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	94	
Extra Kitchen St			RCNLD	285,700	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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	160	7.48	2011	60	0.00	AV	G	1.25	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	832		26.95	22,422	
FFL	1ST FLOOR	832	832		135.07	112,382	
GAR	GARAGE	0	336		53.87	18,100	
SFL	2ND FLOOR	832	832		135.07	112,382	
TQS	3/4 STORY	252	336		101.31	34,039	
WDK	WOOD DECK	0	168		27.34	4,593	
Ttl Gross Liv / Lease Area		1,916	3,336			303,917	

