

State Use 101
Print Date 12/12/2022 12:54:47

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
REYNOLDS WILLIAM B REYNOLDS DIANE M 36 EDMUND ST EAST LONGMEADOW MA 01028 GIS ID F_379230_2850100 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	118800		118,800									
												RES LAND		101	106400		106,400									
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	6400		6,400									
				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		231,600		231,600										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
REYNOLDS WILLIAM B FALK BRIAN A FALK JEAN A,				24524	0433	04-29-2022	Q	I	270,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				11640	0560	05-15-2001	U	I	100		1A		2022	101	107,600	2021	101	103,300	2020	101	98,100					
				02800	0576	04-07-1961	U	I	0				101	96,600		101	89,500		101	89,500						
											101		6,400		101	6,400		101	6,400							
				Total		0.00									Total	210,600	Total		199,200		Total		194,000			
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) 118,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 6,400 Appraised Land Value (Bldg) 106,400 Special Land Value 0 Total Appraised Parcel Value 231,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 231,600														
Nbhd		Nbhd Name				Tracing				Batch																
0001						101				MA																
NOTES																										
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			
201601757		05-23-2016		91	INSULATION		2,200				0						09-30-2016 03-04-2004 05-12-1980				317 311 500	3 3 3	MEAS+INSPCTD MEAS+INSPCTD 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		RC				23,120	SF	4.60		1.000	5	LAND	1.00	MA	1.00				0		1.000	4.6	106,400	
Total Card Land Units								0.53	AC	Parcel Total Land Area: 0.53								Total Land Value								106,400

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		AVERAGE				#Heat Sys	1.00					
Stories	1.00		1 STORY				Units	1					
Foundation	1		CONCRETE				MIXED USE						
Exterior Wall 1	3		ALUMINUM				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				131.15		
Interior Floor 1	4		CARPET				RCN				208,496		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1951		
Heat Type	1		FORCED H/A				Effective Year Built				1978		
AC Type	03		FULL				Depreciation Code				AV		
Bedrooms	3						Remodel Rating						
Full Baths	1						Year Remodeled						
Half Baths	0						Depreciation %				43		
Extra Fixtures	0						Functional Obsol						
Total Rooms	6						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition				57		
Extra Kitchens	0						RCNLD				118,800		
Extra Kitchen St							Dep % Ovr						
FBM Sqft	504						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
03	GARAGE	OB	Outbuildi	L	308	28.18	1955	60	0.00	AV	A	1.00	5,200
14	SCRN HSE			L	132	14.95	1955	60	0.00	AV	A	1.00	1,200
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	1,008		30.56	30,809			
FFL	1ST FLOOR					1,152	1,152		152.52	175,704			
PAT	PATIO					0	255		7.78	1,983			
Ttl Gross Liv / Lease Area						1,152	2,415			208,496			

