Property Location 4 DAY AV | Map ID 25/ 81/ 3/ / | Bldg Name | State Use 101
Vision ID 1688 | Account # 1724 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/13/2023 8:32:07 P

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
QUINLAN COURTNEY				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
4 DAY AV				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

GIS ID F_381257_2853727

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	236500	236,500
RES LAND	101	110600	110,600
	Total	347,100	347,100

1006

EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
QUINLAN COURTNEY	23399	0242	09-01-2020	Q	I	306,000	00
CHAMPAGNE COLLEEN C	21362	0511	09-19-2016	U	I	0	1A
CHAMPAGNE DENNIS M	10788	0156	05-28-1999	U	I	125,900	
DUNLOP JOHN M + JULIE K,	07419	0461	03-29-1990	U	I	126,000	
COCHRAN MARY R	02074	0509	09-26-1950	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2023	101	216,600	2022	101	194,000	2021	101	185,700
	101	100,500		101	91,400		101	84,700
	Total	317,100		Total	285,400		Total	270,400

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	MA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	236,500
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	110,600
Special Land Value	0
Total Appraised Parcel Value	347,100
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	347,100

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201703017	11-30-2017	91	INSULATION	4,400		0		
201203156	10-01-2012	3	GARAGE	75,800				18`X30` INC LAUND
218	08-27-2003	4	ADDITION	63,000				OC 2/11/2004
256	10-26-1999	25	WINDOWS	2,300				NVC
198	09-12-1997	MN	Manual Note	2,000				REROOF

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
07-08-2019			334	2	MEASURED
06-07-2013			317	3	MEAS+INSPCTD
06-05-2013			105	1	LEFT NOTICE
12-28-2004			311	15	PERMIT VISIT
04-27-2004			317	14	INSPECTED
03-26-2004			AO	22	MAILER SENT
11-14-2003			274	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	RC				9,675	SF	11.43	1.000	5	LAND	1.00	MA	1.00			0			1.000	11.43	110,600
						Total Card Land Units	0.22	AC	Parcel Total Land Area:	0.22												Total Land Value	110,600

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.50	1 1/2 STORIES
Foundation	2	CONC BLOCK
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	2	PLASTER
Interior Wall 2	4	SOLID WOOD
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	1	
Half Baths	1	
Extra Fixtures	0	
Total Rooms	8	
Bath Style	A	AVERAGE
Half Bath Style	A	AVERAGE
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
Fireplaces	1	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

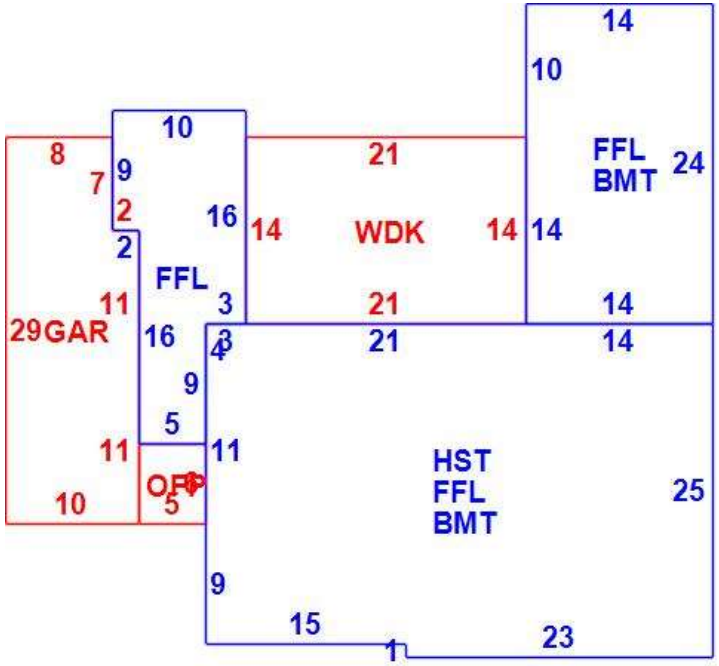
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	119.19
RCN	307,172
Net Other Adj	
Year Built	1949
Effective Year Built	1998
Depreciation Code	GV
Remodel Rating	04
Year Remodeled	2003
Depreciation %	23
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	77
RCNLD	236,500
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,271		26.06	33,116
FFL	1ST FLOOR	1,462	1,462		130.38	190,614
GAR	GARAGE	0	276		51.96	14,342
HST	HALF STORY	468	935		65.26	61,017
OFP	OPEN PORCH	0	30		13.04	391
WDK	WOOD DECK	0	294		26.16	7,692
	Ttl Gross Liv / Lease Area	1,930	4,268			307,172