

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				
WHITCOMB JENNAH K 44 RANKIN AV EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed	1006 EAST LONGMEADOW
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	188600	188,600	
						RES LAND	101	114100	114,100	
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	900	900	
SUPPLEMENTAL DATA										
GIS ID F_382121_2851193		Alt Prcl ID	Received							
		SP Permit	NIA							
		Chapter Land	Field 8							
		OC Dates	Field 9							
		In+Ex FY	Field 10							
		Mailed	Assoc Pid#							
							Total	303,600	303,600	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
WHITCOMB JENNAH K		21754	0245	07-06-2017	Q	I	245,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
MURPHY FRANCIS V JR		03199	0417	07-14-1966	U	I	0		2023	101	173,500	2022	101	156,900	2021	101	150,600
										101	103,700		101	94,300		101	87,300
										101	500		101	500		101	500
							Total		277,700		Total	251,700		Total	238,400		

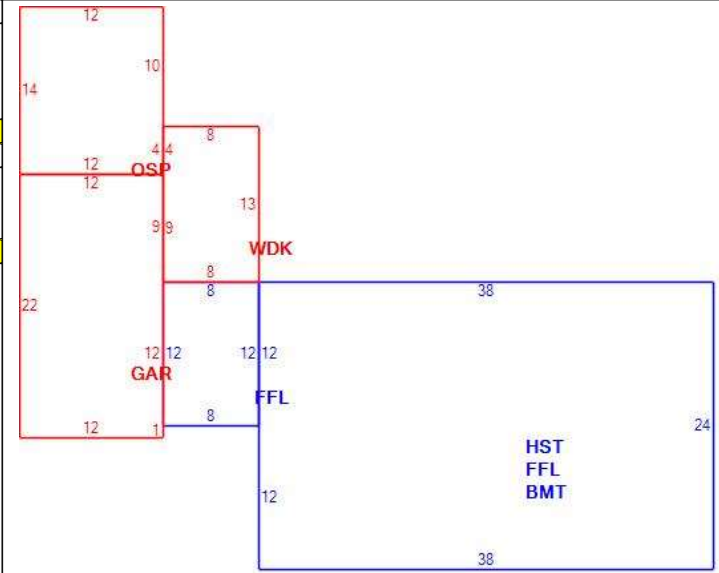
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int										
			Total															

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY									
Nbhd	Nbhd Name		Tracing		Batch	Appraised BLDG. Value (Card)					188,600				
0001			101		MA	Appraised Xf (B) Value (Bldg)					0				
						Appraised Ob (B) Value (Bldg)					900				
						Appraised Land Value (Bldg)					114,100				
						Special Land Value					0				
						Total Appraised Parcel Value					303,600				
						Valuation Method					C				
						Adjustment									
						Net Total Appraised Parcel Value					303,600				

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	
201401739	05-23-2014	25	WINDOWS	4,297	03-20-2015	100	03-20-2015	4 REPLACEMENT,	03-20-2015			317	15	PERMIT VISIT	
									04-08-2004			319	14	INSPECTED	
									03-22-2004			AO	22	MAILER SENT	
									10-03-2003			274	2	MEASURED	
									03-26-1992			131	3	MEAS+INSPCTD	
									01-17-1992			107	22	MAILER SENT	
									02-04-1981			500	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	RC				16,725 SF	6.82	1.000	5	LAND	1.00	MA	1.00		0			1.000	6.82	114,100
							Total Card Land Units	0.38	AC	Parcel Total Land Area:		0.38								Total Land Value	114,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		130.05
Interior Floor 1	3	HARDWOOD	RCN		269,448
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1953
Heat Type	1	FORCED H/A	Effective Year Built		1991
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		70
Extra Kitchens	0		RCNLD		188,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	456		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		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
02	SHED/FR			L	120	12.00	1994	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		29.91	27,274	
FFL	1ST FLOOR	1,008	1,008		149.86	151,059	
GAR	GARAGE	0	264		60.17	15,885	
HST	HALF STORY	456	912		74.93	68,336	
OSP	SCRN PORCH	0	168		22.30	3,746	
WDK	WOOD DECK	0	104		30.26	3,147	
Ttl Gross Liv / Lease Area		1,464	3,368			269,448	

