Property Location 90 CHESTNUT ST | Map ID 29/ 39/ 1/ / | Bldg Name | State Use 101
Vision ID 2264 | Account # 2304 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/13/2023 10:33:08

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
GUSTAFSON KENNETH T				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
90 CHESTNUT ST				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

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#

GIS ID F_382856_2846424

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	197400	197,400
RES LAND	101	106000	106,000
RESIDNTL.	101	1000	1,000
Total		304,400	304,400

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
GUSTAFSON KENNETH T	08678	0144	12-17-1993	U	I	1	1
GUSTAFSON KENNETH T +	04652	0042	08-31-1978	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2023	101	182,200	2022	101	171,000	2021	101	164,600
	101	96,300		101	87,500		101	81,000
	101	600		101	600		101	600
	Total	279,100		Total	259,100		Total	246,200

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)	197,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	1,000
Appraised Land Value (Bldg)	106,000
Special Land Value	0
Total Appraised Parcel Value	304,400
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	304,400

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
03-16-2018			333	2	MEASURED
04-06-2004			319	14	INSPECTED
03-18-2004			AO	22	MAILER SENT
09-16-2003			274	2	MEASURED
02-07-1992			105	3	MEAS+INSPCTD
09-02-1980			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	RA				25,010	SF	4.71	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	4.24	106,000
						Total Card Land Units	0.57	AC	Parcel Total Land Area:	0.57												Total Land Value	106,000

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Vision ID 2264 | Account # 2304 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/13/2023 10:33:09

CONSTRUCTION DETAIL

Element	Cd	Description
Style	18	SPLIT ENT
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.00	1 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	5	LINO/VINYL
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	2	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	6	
Bath Style	A	AVERAGE
Half Bath Style		
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	720	
FBM Quality	3	
Fireplaces	2	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

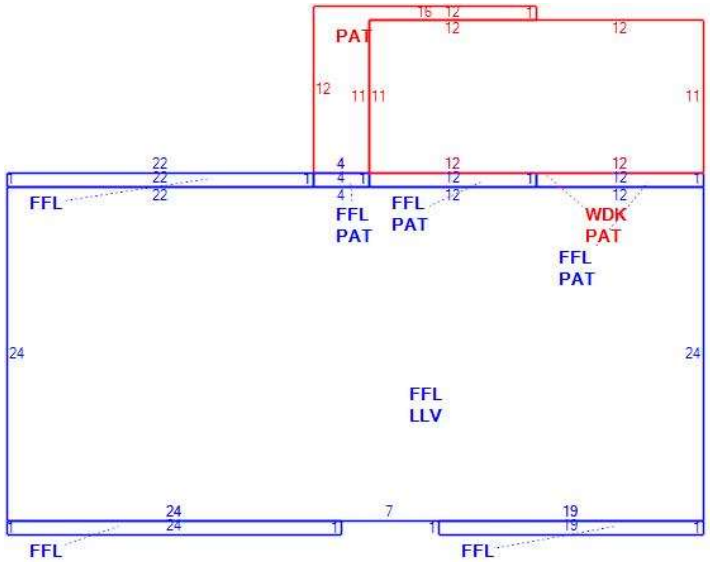
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage	2	
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	133.72
RCN	266,776
Net Other Adj	
Year Built	1978
Effective Year Built	1995
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	26
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	74
RCNLD	197,400
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
02	SHED/FR			L	120	12.00	1985	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
FFL	1ST FLOOR	1,293	1,293		160.32	207,296
LLV	LOWR LEVEL	0	1,200		40.08	48,097
PAT	PATIO	0	352		8.20	2,886
WDK	WOOD DECK	0	264		32.19	8,497
	Ttl Gross Liv / Lease Area	1,293	3,109			266,776