

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
WESTCOTT BRUCE S WESTCOTT ROSANNE M 5 LULL ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	267000		267,000																		
												RES LAND		101	85800		85,800																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000																		
				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#																											
GIS ID F_375611_2854302												Total		353,800		353,800																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
WESTCOTT BRUCE S FEDERAL NATIONAL,MORTGAGE ASSOCIA PIXLEY KENNETH A + SANDRA J,				10460		0255		09-25-1998		U		I		64,500		1S		Year		Code		Assessed		Year		Code		Assessed							
				10350		0510		07-01-1998		U		I		54,000		1L		2023		101		246,000		2022		101		223,700		2021		101		215,000	
				05614		0373		05-18-1984		U		I		40						101		78,100		2022		101		71,100		2021		101		65,800	
																				101		600				101		600		101		600			
																						Total		324,700		Total		295,400		Total		281,400			
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																																			
Nbhd				Nbhd Name				Tracing				Batch																							
0001								101				MF																							
NOTES																																			
SUB DIV 1013																Appraised BLDG. Value (Card)										267,000									
																Appraised Xf (B) Value (Bldg)										0									
																Appraised Ob (B) Value (Bldg)										1,000									
																Appraised Land Value (Bldg)										85,800									
																Special Land Value										0									
																Total Appraised Parcel Value										353,800									
																Valuation Method										C									
																Adjustment																			
																Net Total Appraised Parcel Value										353,800									
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							
365		11-20-2007		4		ADDITION		140,000								GARAGE, FAM RM,		04-15-2016						317		15		PERMIT VISIT							
231		09-16-1999		4		ADDITION		90,000										03-12-2015						105		1		LEFT NOTICE							
305		01-01-1985		MN		Manual Note										WDSTV+FLUE		04-04-2014						317		15		PERMIT VISIT							
20		01-01-1985		MN		Manual Note										WOOD STOVE		05-10-2013						105		15		PERMIT VISIT							
																		02-10-2012						317		15		PERMIT VISIT							
																		11-23-2010						311		15		PERMIT VISIT							
																		12-02-2009						317		15		PERMIT VISIT							
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				14,625	SF	7.73	0.760	3	LAND	1.00	MF	1.00					0			1.000	5.87	85,800									
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34								Total Land Value								85,800									

Property Location 5 LULL ST
Vision ID 2483

Account # 2526

Map ID 2C/ 20/ C/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/13/2023 11:07:43 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
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	86.35	
Interior Floor 1	3	HARDWOOD	RCN	485,411	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1925	
Heat Type	3	FORCED H/W	Effective Year Built	1991	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	2		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %	30	
Extra Fixtures	2		Functional Obsol	15	
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	55	
Extra Kitchens	1		RCNLD	267,000	
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft	1384		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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	96	12.00	2007	70	0.00	GD	G	1.25	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,977		20.77	41,057
BNT	BSMT ENTRY	0	36		5.77	208
FFL	1ST FLOOR	2,131	2,131		103.94	221,501
GAR	GARAGE	0	460		41.58	19,125
OPF	OPEN PORCH	0	24		8.66	208
SFL	2ND FLOOR	1,809	1,809		103.94	188,032
WDK	WOOD DECK	0	736		20.76	15,280
Ttl Gross Liv / Lease Area		3,940	7,173			485,411

