

State Use 101
Print Date 11/13/2023 11:08:11 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW										
WILSON DANIEL J 10 KELSEY ST EAST LONGMEADOW MA 01028				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed													
												RESIDNTL.		101	133100		133,100													
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	86300		86,300													
												RESIDNTL.		101	2000		2,000													
				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#								Total		221,400		221,400												
GIS ID F_375515_2854497																														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
WILSON DANIEL J OSTRANDER DIANNE TOWER-HALE HELEN B CRAWFORD				23636 0545		01-08-2021		Q		I		216,099		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				07572 0511		10-22-1990		U		I		116,000		2023	101	122,200	2022	101	135,500	2021	101	96,500								
				06762 0278		02-24-1988		U		I		97,500			101	78,600		101	71,300		101	66,200								
				05828 0440		06-07-1985		U		I		100		1	101	1,500		101	1,500		101	1,500								
																Total		202,300		Total		208,300		Total		164,200				
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												APPRaised VALUE SUMMARY														
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)								133,100												
0001						101		MF		Appraised Xf (B) Value (Bldg)								0												
NOTES										Appraised Ob (B) Value (Bldg)								2,000												
PARCELA A										Appraised Land Value (Bldg)								86,300												
										Special Land Value								0												
										Total Appraised Parcel Value								221,400												
										Valuation Method								C												
										Adjustment																				
Net Total Appraised Parcel Value										221,400																				
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		
246		11-01-1990		MN		Manual Note										WOOD STOV		03-21-2018 05-07-2004 04-12-2004 04-09-2004 01-07-1991 07-31-1990						333 318 250 311 107 131		2 14 22 2 15 2		MEASURED INSPECTED MAILER SENT MEASURED PERMIT VISIT 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				15,750 SF		7.21	0.760	3	LAND	1.00	MF	1.00			0			1.000		5.48		86,300				
Total Card Land Units								0.36		AC	Parcel Total Land Area: 0.36								Total Land Value										86,300	

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	06		COLONIAL				Basement Floor	12	CONCRETE				
Model	01		RESIDENTIAL				Bsmt Garage						
Grade	C+		AVG. (+)				#Heat Sys	1.00					
Stories	1.75		1 3/4 STORIES				Units	1					
Foundation	2		CONC BLOCK				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	2		PLASTER				COST / MARKET VALUATION						
Interior Wall 2	1		DRYWALL				Adj Base Rate				140.63		
Interior Floor 1	2		SOFTWOOD				RCN				233,581		
Interior Floor 2	4		CARPET				Net Other Adj						
Heat Fuel	1		OIL				Year Built				1900		
Heat Type	1		FORCED H/A				Effective Year Built				1978		
AC Type	01		NONE				Depreciation Code				AV		
Bedrooms	2						Remodel Rating						
Full Baths	1						Year Remodeled						
Half Baths	1						Depreciation %				43		
Extra Fixtures	0						Functional Obsol						
Total Rooms	5						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				57		
Extra Kitchens	0						RCNLD				133,100		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	0						Misc Imp Ovr Comment						
WS Flues	1						Cost to Cure Ovr						
Central Vac	0						Cost to Cure Ovr Comment						
Frame	1		NO 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
01	SHED/MTL	OB	Outbuildi	L	60	10.00	1960	50	0.00	FR	A	1.00	300
02	SHED/FR			L	56	12.00	1960	30	0.00	PR	A	1.00	200
07	POOL A-C			L	18	69.00	1998	60	0.00	AV	A	1.00	700
22	WOOD DK			L	84	15.00	1998	60	0.00	AV	A	1.00	800
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	462		34.30	15,848			
FFL	1ST FLOOR					761	761		172.26	131,088			
GAR	GARAGE					0	322		69.01	22,221			
OFP	OPEN PORCH					0	122		16.94	2,067			
PAT	PATIO					0	300		8.61	2,584			
TQS	3/4 STORY					347	462		129.38	59,773			
Ttl Gross Liv / Lease Area						1,108	2,429			233,581			

