

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																			
LYNCH COREY P CHEEVER NICOLE A 23 VILLANOVA ST SPRINGFIELD MA 01108 GIS ID F_374623_2853063												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	228600		228,600																														
												RES LAND		101	104700		104,700																														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1300		1,300																														
				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		334,600		334,600																															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																															
LYNCH COREY P STANEK JAMES F JACOBS DANIEL B + SUSAN C, JACOBS SUSAN C + LAWRENCE LEFORT ENTERPRISES INC				21417		0429		10-26-2016		Q		I		234,000		00		Year		Code		Assessed		Year		Code		Assessed																			
				11882		0461		09-26-2001		U		I		169,000						2023		101		210,200		2022		101		194,600																	
				09223		0389		08-16-1995		U		I		1		1A						101		95,200		2021		101		85,600																	
				08789		0554		04-01-1994		U		I		133,900								101		700				101		79,400																	
				07322		0362		11-16-1989		U		I		1		1B								700				101		700																	
																		Total		306,100		Total		280,900		Total		266,900																			
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																															
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int																					
ASSESSING NEIGHBORHOOD																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 228,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,300 Appraised Land Value (Bldg) 104,700 Special Land Value 0 Total Appraised Parcel Value 334,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 334,600																													
Nbhd		Nbhd Name				Tracing				Batch																																					
0001						101				NA																																					
NOTES																																															
																		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	
																		202102867		09-22-2021		91		INSULATION		1,703				0						01-23-2017						317		16		FIELDREV CHG	
																		251		09-01-1994		MN		Manual Note		1,691								SHED		10-02-2006						250		22		MAILER SENT	
322		11-01-1993		MN		Manual Note		60,000								DWELLING		04-06-2004						250		22		MAILER SENT																			
																		04-05-2004						317		2		MEASURED																			
																		01-11-1995						107		15		PERMIT VISIT																			
																		01-17-1994						105		15		PERMIT VISIT																			
																		06-06-1980						500		14		INSPECTED																			
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						10,000		SF	11.08		1.050	6	LAND	0.90	NA	1.00	CLOC						0		1.000	10.47		104,700															
																				Total Card Land Units				0.23		AC	Parcel Total Land Area: 0.23				Total Land Value										104,700						

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	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	128.10	
Interior Floor 2			RCN	275,472	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1993	
AC Type	03	FULL	Effective Year Built	2004	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	17	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St			RCNLD	228,600	
FBM Sqft	468		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	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	96	12.00	1994	60	0.00	AV	A	1.00	700
01	SHED/MTL			L	80	10.00	2016	70	0.00	GD	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		29.32	27,444	
FFL	1ST FLOOR	936	936		146.76	137,369	
OFP	OPEN PORCH	0	216		14.95	3,229	
PAT	PATIO	0	340		7.34	2,495	
TQS	3/4 STORY	702	936		110.07	103,027	
WDK	WOOD DECK	0	64		29.81	1,908	
Ttl Gross Liv / Lease Area		1,638	3,428			275,472	

