

Property Location

10 PORTER RD

Map ID

36/ 27/ 169/ /

Bldg Name

State Use

101

Vision ID

2947

Account #

2997

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:22:55

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW												
AWAN NAFEES						Description	Code	Appraised	Assessed													
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	169600	169,600														
					RES LAND	101	130200	130,200														
					RESIDNTL.	101	400	400														
10 PORTER RD	DRAINAGE		VIEW	COMMUNITY																		
SUPPLEMENTAL DATA																						
EAST LONGMEADOW MA 01028		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_384452_2853231						Total		300,200	300,200													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
AWAN NAFEES		18110 0435	12-10-2009	U	I	196,000		Year	Code	Assessed	Year	Code	Assessed									
LARSON,JUDITH A		14524 0276	09-22-2004	U	I	192,000		2023	101	139,800	2022	101	125,500									
NEARY ,BARBARA STONE LE		14524 0273	09-22-2004	U	I	1	1A		101	117,300		101	106,100									
NEARY ,BARBARA STONE LE		12282 0257	04-22-2002	U	I	1	1A		101	200		101	200									
NEARY BARBARA STONE,		07049 0256	12-16-1988	U	I	149,000		Total		257,300	Total		231,800									
											Total		218,500									
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													
									Appraised BLDG. Value (Card)					169,600								
									Appraised Xf (B) Value (Bldg)					0								
									Appraised Ob (B) Value (Bldg)					400								
									Appraised Land Value (Bldg)					130,200								
									Special Land Value					0								
									Total Appraised Parcel Value					300,200								
									Valuation Method					C								
									Adjustment													
									Net Total Appraised Parcel Value					300,200								
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								
B-23-563	08-08-2023	17	DECK	2,500		0		REPLACE	07-11-2023			334	15	PERMIT VISIT								
B-23-337	05-09-2023	91	INSULATION	2,800		0			03-20-2015			317	15	PERMIT VISIT								
202202232	06-28-2022	12	REROOF	10,000	07-11-2023	100	07-11-2023		02-23-2010			316	14	INSPECTED								
201402784	10-31-2014	54	FENCE	4,000	03-20-2015	100	03-20-2015	NVC	02-10-2010			317	16	FIELDREV CHG								
									02-02-2010			316	13	MISSED APPT								
									12-03-2002			274	3	MEAS+INSPCTD								
									02-13-1992			105	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				28,671 SF	4.20	1.200	7	LAND	1.00	MG	1.00			0 TRF1 0.9	1.000	4.54	130,200		
Total Card Land Units							0.66 AC	Parcel Total Land Area: 0.66							Total Land Value							130,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK			
Exterior Wall 1	4	VINYL	MIXED USE		
Exterior Wall 2			Code	Description	Percentage
Roof Structure	1	GABLE	101	ONE FAM	100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	4	SOLID WOOD	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		134.66
Interior Floor 2			RCN		242,265
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1952
AC Type	01	NONE	Effective Year Built		1991
Bedrooms	3		Depreciation Code		GD
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St	N	NONE	RCNLD		169,600
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	0		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
01	SHED/MTL			L	120	10.00	1965	30	0.00	PR	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	768		29.77	22,861	
FFL	1ST FLOOR	888	888		148.45	131,821	
GAR	GARAGE	0	420		59.38	24,939	
HST	HALF STORY	384	768		74.22	57,004	
OFP	OPEN PORCH	0	28		15.91	445	
WDK	WOOD DECK	0	173		30.03	5,196	
Ttl Gross Liv / Lease Area		1,272	3,045			242,265	

