

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
GURNEY JOHN GURNEY LISA 80 BIRCHLAND AV EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	169700		169,700												
												RES LAND		101	111000		111,000												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	5100		5,100												
EAST LONGMEADOW MA 01028				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_382733_2851481												Total		285,800		285,800													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
GURNEY JOHN LOCKHART CHARLES J HEIRS + DEV LOCKHART GERTRUDE M				22702		0520		06-11-2019		Q		I		202,500		00		Year		Code		Assessed		Year		Code		Assessed	
				08941		0111		09-15-1994		U		I		1		1A		2023		101		155,700		2022		101		139,800	
				02151		0110		12-13-1951		U		I		0						101		100,900		2021		101		84,900	
																				101		4,500				101		4,500	
																						Total		261,100		Total		236,000	
EXEMPTIONS																		This signature acknowledges a visit by a Data Collector or Assessor											
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int													

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	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		135.80
Interior Floor 2	2	SOFTWOOD	RCN		242,465
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1950
AC Type	01	NONE	Effective Year Built		1991
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		30
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		169,700
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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
03	GARAGE	OB	Outbuildi	L	264	32.00	1950	60	0.00	AV	A	1.00	5,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		30.36	27,684	
EFB	ENCL PORCH	0	88		76.06	6,693	
FFL	1ST FLOOR	912	912		152.11	138,725	
HST	HALF STORY	456	912		76.06	69,363	
Ttl Gross Liv / Lease Area		1,368	2,824			242,465	

