

State Use 101
Print Date 11/14/2023 12:42:32

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
MOBEEN SYED MOBEEN ASFIA NAHEED 171 PLEASANT ST E LONGMEADOW MA 01028 GIS ID F_383972_2851756												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	236400		236,400																												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	109500		109,500																												
				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		345,900		345,900																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																														
MOBEEN SYED WATERHOUSE,EDWARD G & BETTY J LYNCH WALTER E + MARY L,				11865 0203		09-14-2001		U		I		169,900			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																						
				10221 0202		03-31-1998		U		I		147,000			2023	101	217,300	2022	101	193,600	2021	101	185,900																						
				02168 0252		05-15-1952		U		I		0				101	98,400		101	89,400		101	82,800																						
														Total	315,700		Total		283,000		Total		268,700																						
EXEMPTIONS						OTHER ASSESSMENTS																																							
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int		This signature acknowledges a visit by a Data Collector or Assessor																											
Total																																													
ASSESSING NEIGHBORHOOD																																													
Nbhd			Nbhd Name						Tracing			Batch			APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 236,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 109,500 Special Land Value 0 Total Appraised Parcel Value 345,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 345,900																														
0001									101			MA																																	
NOTES																																													
BUILDING PERMIT RECORD																																													
Permit Id		Issue Date		Type	Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is	Id	Cd	Purpose/Result																					
																	01-24-2014 11-15-2013 11-21-2002 06-17-1992 06-09-1992 10-07-1980					317 317 274 131 107 500	14 2 3 14 1 3	INSPECTED MEASURED MEAS+INSPCTD INSPECTED LEFT NOTICE 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				30,000 SF		4.05		1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	3.65	109,500																			
Total Card Land Units								0.69 AC		Parcel Total Land Area: 0.69								Total Land Value								109,500																			

Property Location 171 PLEASANT ST
 Vision ID 3064 Account # 3114

Map ID 37/ 44/ 6/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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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+	AVG. (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2				0	
Interior Floor 1	3	HARDWOOD	COST / MARKET VALUATION		
Interior Floor 2	4	CARPET	Adj Base Rate	116.15	
Heat Fuel	1	OIL	RCN	375,174	
Heat Type	3	FORCED H/W	Net Other Adj		
AC Type	01	NONE	Year Built	1952	
Bedrooms	3		Effective Year Built	1984	
Full Baths	3		Depreciation Code	AG	
Half Baths	0		Remodel Rating		
Extra Fixtures	2		Year Remodeled		
Total Rooms	7		Depreciation %	37	
Bath Style	A	AVERAGE	Functional Obsol		
Half Bath Style			External Obsol		
Kitchens	1		Cost Trend Factor	1	
Kitchen Style	A	AVERAGE	Condition		
Extra Kitchens	0		% Complete		
Extra Kitchen St			Overall % Condition	63	
FBM Sqft	899		RCNLD	236,400	
FBM Quality	1		Dep % Ovr		
Fireplaces	2		Dep Ovr Comment		
WS Flues			Misc Imp Ovr		
Central Vac	0	NO	Misc Imp Ovr Comment		
Frame	1	WOOD	Cost to Cure Ovr		
			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

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,821		28.99	52,788
EFB	ENCL PORCH	0	255		72.80	18,563
FFL	1ST FLOOR	1,062	1,062		145.02	154,014
GAR	GARAGE	0	504		58.12	29,295
HST	HALF STORY	69	138		72.51	10,007
OPF	OPEN PORCH	0	30		14.50	435
PAT	PATIO	0	360		7.25	2,610
TQS	3/4 STORY	693	924		108.77	100,501
WDK	WOOD DECK	0	240		29.00	6,961
Ttl Gross Liv / Lease Area		1,824	5,334			375,174

