

State Use 101
Print Date 11/14/2023 12:44:18

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
LECOMPTE HEATHER CHRISTINE 74 HANWARD HL EAST LONGMEADOW MA 01028 GIS ID F_383261_2851260												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	165000		165,000								
												RES LAND		101	112500		112,500								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	800		800								
				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		278,300		278,300							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
LECOMPTE HEATHER CHRISTINE SACRISTAN MICHAEL LYONS RICHARD C ,				23399 0307		09-01-2020		Q		I		249,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				19997 0513		08-30-2013		Q		I		179,900		00		2023	101	151,600	2022	101	134,500	2021	101	129,000	
				03879 0220		11-16-1973		U		I		0					101	102,300		101	93,000		101	86,100	
																	101	500		101	500		101	500	
																Total		254,400	Total		228,000	Total		215,600	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 165,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 112,500 Special Land Value 0 Total Appraised Parcel Value 278,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 278,300										
Total																									
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name				Tracing				Batch				NOTES											
0001						101				MA															

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage	1	
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	2	CLAPBOARD	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			Adj Base Rate		130.70
Interior Floor 1	3	HARDWOOD	RCN		261,982
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1984
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		37
Extra Fixtures			Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		165,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft	336		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	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
02	SHED/FR			L	96	12.00	1992	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		29.54	28,354
EFB	ENCL PORCH	0	264		73.84	19,494
FFL	1ST FLOOR	960	960		147.68	141,772
HST	HALF STORY	480	960		73.84	70,886
WDK	WOOD DECK	0	48		30.77	1,477
Ttl Gross Liv / Lease Area		1,440	3,192			261,982

