

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
CHO YONG K CHO ISABEL SUNGHEE 96 BIRCH AV EAST LONGMEADOW MA 01028 GIS ID F_376116_2853392												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	317500		317,500						
												RES LAND		101	110800		110,800						
				DRAINAGE				VIEW		COMMUNITY													
				SUPPLEMENTAL DATA								Total		428,300		428,300							
Alt Prcl ID SP Permit Chapter Land OC Dates 7/6/2012 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
CHO YONG K KOZNIEWSKI BRIAN S NU WAY HOMES INC, GEROW JENNIE J, GEROW NORA E				21841	0057	08-31-2017	Q	I			334,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				19346	0089	07-13-2012	U	I			281,887	00	2023	101 101	292,700 100,700	2022	101 101	268,100 91,500	2021	101 101	257,700 84,800		
				19039	0428	12-15-2011	U	I			80,000	1V											
				08871	0015	06-27-1994	U	V			1	1A											
				01820	0302	04-08-1946	U	I			0		Total		393,400	Total		359,600	Total		342,500		
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																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name				Tracing				Batch													
0001						101				MA													
NOTES												Appraised BLDG. Value (Card) 317,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 110,800 Special Land Value 0 Total Appraised Parcel Value 428,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 428,300											
																						BUILDING PERMIT RECORD	
Permit Id	Issue Date	Type	Description		Amount		Insp Date	% Comp	Date Comp		Comments		Date	Type	Is	Id	Cd	Purpose/Result					
201103045	01-18-2012	2	DWELLING		154,500						OC 7/6/2012 30X24		07-03-2019 07-03-2012 06-22-2012 04-27-2012 06-11-1980			334 400 317 317 500	3 25 15 3 14	MEAS+INSPCTD OC VISIT PERMIT VISIT MEAS+INSPCTD 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	1.000	5	LAND	1.00	MA	1.00			0		1.000	11.08	110,800	
Total Card Land Units							0.23	AC	Parcel Total Land Area: 0.23							Total Land Value							110,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		
Roof Cover	1	ASPHALT SH	0		
Interior Wall 1	1	DRYWALL	0		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	123.01	
Interior Floor 2	4	CARPET	RCN	337,753	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2012	
AC Type	03	FULL	Effective Year Built	2015	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	6	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	94	
Extra Kitchen St			RCNLD	317,500	
FBM Sqft	474		Dep % Ovr		
FBM Quality	5		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

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	712		31.67	22,549
FFL	1ST FLOOR	712	712		158.79	113,061
GAR	GARAGE	0	504		63.64	32,076
OFP	OPEN PORCH	0	95		16.72	1,588
SFL	2ND FLOOR	1,027	1,027		158.79	163,081
WDK	WOOD DECK	0	168		32.14	5,399
Ttl Gross Liv / Lease Area		1,739	3,218			337,753

