

State Use 101
Print Date 11/14/2023 1:32:34 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
PORTH KENT E PORTH DONNA E 107 AVERY ST EAST LONGMEADOW MA 01028 GIS ID F_375514_2851600												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	280600		280,600										
												RES LAND		101	123800		123,800										
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	700		700										
				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		405,100		405,100															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)														
PORTH KENT E SMITH ,KATHLEEN M SMITH VERNON R + KATHLEEN M, BOUSQUET PAULA + CONNORS THOMAS F +				12137 0189		01-28-2002		U	I	220,000			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				11599 0333		04-23-2001		U	I	1		1	2023	101	257,400	2022	101	231,700	2021	101	222,000						
				09259 0422		09-26-1995		U	I	121,500		1															
				09161 0470		06-16-1995		U	I	141,750		1															
				00000 0000				U		0			Total		370,200		Total		333,400		Total		316,100				
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				NA																	
NOTES																											
SUB DIV #655																		Appraised BLDG. Value (Card)								280,600	
																		Appraised Xf (B) Value (Bldg)								0	
																		Appraised Ob (B) Value (Bldg)								700	
																		Appraised Land Value (Bldg)								123,800	
																		Special Land Value								0	
Total Appraised Parcel Value																		405,100									
Valuation Method																		C									
Adjustment																											
Net Total Appraised Parcel Value																		405,100									
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				
202102091		06-14-2021		9	ALTERATION		1,546		06-13-2022		100	06-13-2022		NEW EXTERIOR D		03-21-2018					333	2	MEASURED				
251		09-29-1995		MN	Manual Note		25,000							FNSH HSE		05-13-2004					318	14	INSPECTED				
162		06-20-1995		MN	Manual Note		65,000							DWELLING		03-31-2004					311	2	MEASURED				
																02-01-1996					107	4	INSPECTED				
																12-12-1995					107	15	PERMIT VISIT				
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		RB				25,325 SF		4.66	1.050	6	LAND	1.00	NA	1.00			0			1.000	4.89		123,800		
Total Card Land Units								0.58 AC		Parcel Total Land Area: 0.58								Total Land Value								123,800	

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		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	120.90	
Interior Floor 2	3	HARDWOOD	RCN	330,148	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1995	
AC Type	03	FULL	Effective Year Built	2006	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	15	
Total Rooms	8		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	85	
Extra Kitchen St			RCNLD	280,600	
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
02	SHED/FR			L	100	12.00	2003	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		29.33	26,753	
FFL	1ST FLOOR	912	912		146.99	134,058	
GAR	GARAGE	0	528		58.74	31,016	
SFL	2ND FLOOR	912	912		146.99	134,058	
WDK	WOOD DECK	0	144		29.60	4,263	
Ttl Gross Liv / Lease Area		1,824	3,408			330,148	

