Property Location 101 OLD FARM RD | Map ID 42/ 38/ 26/ / | Bldg Name | State Use 101
Vision ID 3567 | Account # 3624 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/14/2023 2:08:00 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
NJOROGE SALOME				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
101 OLD FARM RD				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_384976_2844104

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	505700	505,700
RES LAND	101	194900	194,900
RESIDNTL.	101	15100	15,100
Total		715,700	715,700

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
NJOROGE SALOME	22936	0494	11-04-2019	U	I	100	1A
NGARUIYA WILLIAM	22514	0147	01-08-2019	U	I	415,000	1L
HSBC BANK USA TR	22333	0423	08-28-2018	U	I	396,900	1L
DUDA LORI E	16154	0342	08-23-2006	U	I	100	1A
DUDA LORI E,	09248	0284	09-14-1995	U	I	301,000	1

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2023	101	472,800	2022	101	430,900	2021	101	414,800
	101	177,300		101	182,100		101	168,500
	101	14,600		101	14,600		101	14,600
	Total	664,700		Total	627,600		Total	597,900

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	NS

NOTES

SUB DIV 594 + 651 WALK OUT BMT

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	505,700
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	15,100
Appraised Land Value (Bldg)	194,900
Special Land Value	0
Total Appraised Parcel Value	715,700
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	715,700

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
202102521	08-09-2021	54	FENCE	9,000		0		FENCE ARND POO
201902260	06-24-2019	9	ALTERATION	30,000	06-30-2020	100	06-30-2020	SIDING ADD PORC
201900738	02-27-2019	8	RENOVATION	20,000	06-20-2019	100	06-20-2019	INT RENO-KIT, BAT
201900605	02-27-2019	9	ALTERATION	12,000	06-20-2019	100	06-20-2019	FIN BMT 2 BD RMS
201900358	02-06-2019	9	ALTERATION	6,000	06-20-2019	100	06-20-2019	REMOVE WALL INT
209	08-10-2001	11	POOL	11,500				
123	06-01-1991	MN	Manual Note	190,000				DWLG

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
06-30-2020			334	15	PERMIT VISIT
06-20-2019			400	14	INSPECTED
05-28-2019			334	15	PERMIT VISIT
01-11-2013			317	2	MEASURED
10-10-2002			274	3	MEAS+INSPCTD
02-21-2002			274	15	PERMIT VISIT
04-01-1996			107	2	MEASURED

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	RAA				40,000	SF	3.12	1.550	2	LAND	1.00	NS	1.00			0			1.000	4.84	193,600
1	101	ONE FAM	RAA				0.190	AC	7,000.00	1.000	0		1.00	NS	1.00			0			1.000	7,000	1,300
						Total Card Land Units	1.11	AC	Parcel Total Land Area:			1.11										Total Land Value	194,900

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	B+	GOOD (+)
Stories	2.00	2 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2	8	BRICK VENR
Roof Structure	2	HIP
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	6	CERAMIC TL
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	5	
Full Baths	4	
Half Baths		
Extra Fixtures	2	
Total Rooms	9	
Bath Style	V	VERY GOOD
Half Bath Style	G	GOOD
Kitchens	1	
Kitchen Style	G	GOOD
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	1400	
FBM Quality	5	
Fireplaces	1	
WS Flues		
Central Vac	1	YES
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

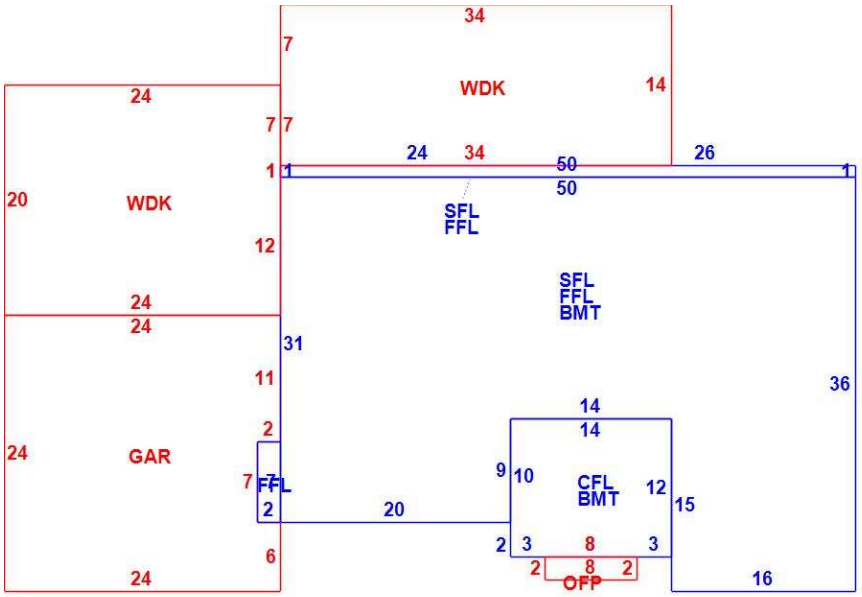
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	94.39
RCN	581,275
Net Other Adj	
Year Built	1994
Effective Year Built	2008
Depreciation Code	GV
Remodel Rating	04
Year Remodeled	2018
Depreciation %	13
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	87
RCNLD	505,700
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
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
11	POOL I-V	OB	Outbuildi	L	666	29.00	2001	70	0.00	GD	A	1.00	13,500
19	PATIO			L	228	8.00	2001	70	0.00	GD	G	1.25	1,600

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,638		29.30	47,988
CFL	CATHEDRAL CE	168	168		150.66	25,311
FFL	1ST FLOOR	1,534	1,534		146.31	224,434
GAR	GARAGE	0	562		58.57	32,919
OFP	OPEN PORCH	0	16		18.29	293
SFL	2ND FLOOR	1,520	1,520		146.31	222,386
WDK	WOOD DECK	0	956		29.23	27,945
	Ttl Gross Liv / Lease Area	3,222	6,394			581,275