

Property Location 166 PORTER RD		Map ID 48/ 67/ 4/ 1		Bldg Name		State Use 101															
Vision ID 3852		Account # 3918		Sec # 1 of 1		Print Date 11/14/2023 2:56:49 A															
		Bldg # 1		Card # 1 of 1																	
CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
SHEEHAN CHRISTOPHER SHEEHAN SHEILA 166 PORTER RD EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed												
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	280200	280,200												
						RES LAND	101	131400	131,400												
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	1200	1,200												
		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#															
GIS ID F_387010_2854798						Total 412,800 412,800															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
SHEEHAN CHRISTOPHER HUTCHISON JOSEPH B III CLARK EDWARD A, GARIC ENTERPRISES LLC, SOKOLOWSKI ,SONDRA L G		25023 0214	05-30-2023	Q	I	520,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
		19904 0266	07-03-2013	Q	I	287,500	00	2023	101	236,600	2022	101	214,300	2021	101	205,200					
		17068 0467	12-12-2007	U	I	279,100			101	118,200		101	106,500		101	98,400					
		15190 0528	07-01-2005	U	I	303,000		101	1,200		101	1,200		101	1,200						
		12043 0598	12-19-2001	U	I	1	1	Total		356,000	Total		322,000	Total		304,800					
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		MG															
NOTES																					
									Appraised BLDG. Value (Card) 280,200												
									Appraised Xf (B) Value (Bldg) 0												
									Appraised Ob (B) Value (Bldg) 1,200												
									Appraised Land Value (Bldg) 131,400												
									Special Land Value 0												
									Total Appraised Parcel Value 412,800												
									Valuation Method C												
									Adjustment												
									Net Total Appraised Parcel Value 412,800												
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							
201902605	08-06-2019	91	INSULATION	539		0		POOL	07-03-2018			333	3	MEAS+INSPCTD							
192	07-19-1995	MN	Manual Note	3,300					10-08-2010			311	3	MEAS+INSPCTD							
									10-04-2010			311	1	LEFT NOTICE							
									09-04-2002			250	22	MAILER SENT							
									08-29-2002			274	2	MEASURED							
									12-28-1995			107	15	PERMIT VISIT							
									11-14-1980			500	3	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	1.200	7	LAND	1.00	MG	1.00		0 TRF1	0.9	1.000	4.38	131,400	
Total Card Land Units							0.69	AC	Parcel Total Land Area: 0.69							Total Land Value					131,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	12	BOARD+BATT	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
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		115.56
Interior Floor 2			RCN		363,943
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1972
AC Type	01	NONE	Effective Year Built		1998
Bedrooms	4		Depreciation Code		GV
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		23
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		77
Extra Kitchen St	N	NONE	RCNLD		280,200
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	0		Misc Imp Ovr Comment		
Central Vac	1	YES	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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2010	70	0.00	GD	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,104		27.64	30,513	
FFL	1ST FLOOR	1,104	1,104		138.07	152,425	
GAR	GARAGE	0	520		55.23	28,718	
OPF	OPEN PORCH	0	48		14.38	690	
SFL	2ND FLOOR	988	988		138.07	136,410	
WDK	WOOD DECK	0	552		27.51	15,187	
Ttl Gross Liv / Lease Area		2,092	4,316			363,943	

