

State Use 101
Print Date 11/13/2023 4:39:26 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
PEARSON AMY E 46 CEDAR HILL RD EAST LONGMEADOW MA 01028 GIS ID F_378803_2851445 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	195600		195,600										
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	110500		110,500										
				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		306,100		306,100											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
PEARSON AMY E MAURER,MICHAEL J & PEARSON PATRICIA A,				13214 0086		05-22-2003		U		I		1		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				10814 0053		06-21-1999		U		I		100,000		2023	101	179,300	2022	101	159,800	2021	101	153,100					
				03061 0596		09-25-1964		U		I		0			101	100,400		101	91,300		101	84,500					
														Total		279,700		Total		251,100		Total		237,600			
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description		Amount		Code	Description		YEAR	Amount														Comm Int			
Total																											
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 195,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 110,500 Special Land Value 0 Total Appraised Parcel Value 306,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 306,100															
Nbhd		Nbhd Name				Tracing				Batch																	
0001						101				MA																	
NOTES																											
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			
202103467		12-27-2021		91	INSULATION		555				0				PORCH		11-03-2016					317	2	MEASURED			
201700098		01-03-2017		91	INSULATION		2,495				0						03-08-2004					311	3	MEAS+INSPCTD			
47		03-01-1990		MN	Manual Note		1,000				04-25-1992						170	3				MEAS+INSPCTD					
											04-01-1992						107	22				MAILER SENT					
																	07-24-1991				131	2	MEASURED				
																					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		RC				9,350	SF	11.82	1.000	5	LAND	1.00	MA	1.00				0		1.000	11.82	110,500			
Total Card Land Units								0.21	AC	Parcel Total Land Area: 0.21								Total Land Value								110,500	

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	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	3	GAMBREL		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	125.12	
Interior Floor 2	4	CARPET	RCN	279,387	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1964	
AC Type	01	NONE	Effective Year Built	1991	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	195,600	
FBM Sqft	288		Dep % Ovr		
FBM Quality	1		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	960		27.70	26,595	
EFB	ENCL PORCH	0	182		69.26	12,605	
FFL	1ST FLOOR	960	960		138.52	132,975	
SFL	2ND FLOOR	768	768		138.52	106,380	
WDK	WOOD DECK	0	32		25.97	831	
Ttl Gross Liv / Lease Area		1,728	2,902			279,387	

