

State Use 101
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CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
CARHART THOMAS M CARHART FRANCES M 172 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_385966_2849514												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		347400		347,400																
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		135900		135,900																
												RESIDENTL.		101		32800		32,800																
				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		516,100		516,100																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																		
CARHART THOMAS M CARHART				06087 0229		05-16-1986		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed										
				05866 0323		08-01-1985		U		I		27,500		2023	101	318,500	2022	101	287,300	2021	101	275,200												
															101	123,900		101	111,500		101	103,500												
															101	25,200		101	25,200		101	25,200												
				Total												Total	467,600	Total	424,000	Total	403,900													
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				APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 347,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 32,800 Appraised Land Value (Bldg) 135,900 Special Land Value 0 Total Appraised Parcel Value 516,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 516,100																				
0001						101				MG																								
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	
																201802305	07-17-2018	21	SIDING		31,745	06-06-2019	100	06-06-2019		22 REPLACEMENT 270 SF OFF REAR DETACHED POOL A SFR		06-06-2019			400	15	PERMIT VISIT	
																201702419	09-13-2017	25	WINDOWS		32,625	05-29-2018	100	05-29-2018				07-02-2018			333	2	MEASURED	
																201503085	12-15-2015	91	INSULATION		7,000		100					05-29-2018			400	15	PERMIT VISIT	
230	07-27-2007	4	ADDITION		10,000							04-04-2008			317	2	MEASURED																	
69	04-23-2001	3	GARAGE		15,000							04-04-2008			317	15	PERMIT VISIT																	
131	06-01-1989	MN	Manual Note		5,000							06-12-2002			250	22	MAILER SENT																	
193	01-01-1985	MN	Manual Note									06-06-2002			274	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	1.200	7	LAND	1.00	MG	1.00			0	TRF1	0.9	1.000	3.37	134,800											
1	101	ONE FAM	RAA				0.150	AC	7,000.00	1.000	0		1.00	MG	1.00			0			1.000	7,000	1,100											
Total Card Land Units							1.07	AC	Parcel Total Land Area: 1.07							Total Land Value							135,900											

Property Location 172 KIBBE RD
Vision ID 4133 Account # 4200

Map ID 51/ 14/ 3/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	06	COLONIAL	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage	2		
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		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		107.20	
Interior Floor 1	4	CARPET	RCN		439,736	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1985	
Heat Type	1	FORCED H/A	Effective Year Built		2000	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		21	
Extra Fixtures	0		Functional Obsol			
Total Rooms	9		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	A	AVERAGE	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		79	
Extra Kitchens	0		RCNLD		347,400	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	325		Dep Ovr Comment			
FBM Quality	1		Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	1	YES	Cost to Cure Ovr Comment			
Frame	1	WOOD				

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
04	GARAGE/L			L	704	36.00	2001	70	0.00	GD	G	1.25	22,200
22	WOOD DK			L	896	15.00	1990	60	0.00	AV	A	1.00	8,100
02	SHED/FR			L	120	12.00	2001	60	0.00	AV	A	1.00	900
02	SHED/FR			L	40	12.00	2009	60	0.00	AV	A	1.00	300
02	SHED/FR			L	80	12.00	2014	60	0.00	AV	A	1.00	600
02	SHED/FR			L	96	12.00	2014	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	1,623		25.99	42,182	
CFL	CATHEDRAL CE	820	820		133.75	109,674	
FFL	1ST FLOOR	1,093	1,093		129.79	141,863	
OFP	OPEN PORCH	0	186		13.26	2,466	
PAT	PATIO	0	456		6.55	2,985	
SFL	2ND FLOOR	1,083	1,083		129.79	140,565	
Ttl Gross Liv / Lease Area		2,996	5,261			439,736	

