

State Use 101
Print Date 11/13/2023 4:43:16 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
VIGGERS WALTER P 50 LINDEN AVENUE EAST LONGMEADOW MA 01028 GIS ID F_378955_2851829												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		87100		87,100															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		109400		109,400															
												RESIDNTL.		101		800		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		197,300		197,300															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
VIGGERS WALTER P CZAPLICKI KEVIN J SPEAR RICHARD A				09140 0530		05-26-1995		U		I		92,400				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				08996 0172		11-18-1994		U		I		47,500				2023		101		79,700		2022		101		70,800		2021		101		67,900	
				03743 0512		10-27-1972		U		I		0						101		99,500				101		90,400		101		83,700			
																		101		500				101		500		101		500			
				Total												Total		179,700		Total		161,700		Total		152,100							
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																		APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 87,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 109,400 Special Land Value 0 Total Appraised Parcel Value 197,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 197,300															
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					
326		12-01-1994		MN		Manual Note		18,000								REMODEL		02-17-2017						119		14		INSPECTED					
																		02-03-2017						119		2		MEASURED					
																		04-21-2004						319		14		INSPECTED					
																		04-02-2004						250		22		MAILER SENT					
																		03-09-2004						311		2		MEASURED					
																		12-14-1995						107		15		PERMIT VISIT					
																		01-17-1995						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		RC				7,000	SF	15.63	1.000	5	LAND	1.00	MA	1.00			0		1.000	15.63	109,400										
Total Card Land Units								0.16	AC	Parcel Total Land Area: 0.16								Total Land Value										109,400					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)							
Element		Cd	Description			Element		Cd	Description				
Style	15		OLD STYLE			Basement Floor	12	CONCRETE					
Model	01		RESIDENTIAL			Bsmt Garage							
Grade	C		AVERAGE			#Heat Sys	1.00						
Stories	1.75		1 3/4 STORIES			Units	1						
Foundation	2		CONC BLOCK			MIXED USE							
Exterior Wall 1	1		WOOD SHING			Code	Description			Percentage			
Exterior Wall 2						101	ONE FAM			100			
Roof Structure	3		GAMBREL							0			
Roof Cover	1		ASPHALT SH							0			
Interior Wall 1	2		PLASTER			COST / MARKET VALUATION							
Interior Wall 2						Adj Base Rate				134.10			
Interior Floor 1	4		CARPET			RCN				152,839			
Interior Floor 2						Net Other Adj							
Heat Fuel	1		OIL			Year Built				1930			
Heat Type	1		FORCED H/A			Effective Year Built				1978			
AC Type	03		FULL			Depreciation Code				AV			
Bedrooms	3					Remodel Rating							
Full Baths	1					Year Remodeled							
Half Baths	0					Depreciation %				43			
Extra Fixtures	0					Functional Obsol							
Total Rooms	5					External Obsol							
Bath Style	F		FAIR			Cost Trend Factor				1			
Half Bath Style						Condition							
Kitchens	1					% Complete							
Kitchen Style	F		FAIR			Overall % Condition				57			
Extra Kitchens	0					RCNLD				87,100			
Extra Kitchen St						Dep % Ovr							
FBM Sqft						Dep Ovr Comment							
FBM Quality						Misc Imp Ovr							
Fireplaces	0					Misc Imp Ovr Comment							
WS Flues						Cost to Cure Ovr							
Central Vac	0		NO			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
02	SHED/FR			L	48	12.00	1996	70	0.00	GD	A	1.00	400
22	WOOD DK			L	48	15.00	1996	50	0.00	FR	A	1.00	400
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	500		29.79	14,897			
FFL	1ST FLOOR					620	620		148.97	92,359			
TQS	3/4 STORY					306	408		111.72	45,584			
Ttl Gross Liv / Lease Area						926	1,528			152,839			

