

State Use 101
Print Date 11/14/2023 6:31:37 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
DURAND REBECCA A 43 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386158_2845062												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		100800		100,800																			
												RES LAND		101		137800		137,800																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		13100		13,100																			
				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		251,700		251,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
DURAND REBECCA A OSHAUGHNESSY WILLIAM F HEIRS + DEV				25151 03160		0582 0412		09-13-2023 12-20-1965		Q U		I I		290,000 0		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed			
																		2023		101		92,200		2022		101		81,100		2021		101		77,700			
																				101		125,800				101		113,400				101		105,400			
																						101		10,700				101		10,700				101		10,700	
				Total														Total		228,700		Total		205,200		Total		193,800									
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																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 100,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 13,100 Appraised Land Value (Bldg) 137,800 Special Land Value 0 Total Appraised Parcel Value 251,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 251,700																			
Nbhd				Nbhd Name				Tracing				Batch																									
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									
201300041		01-07-2013		GEN		GENERATOR		2,000										07-24-2019						334		2		MEASURED									
																		06-07-2013						317		15		PERMIT VISIT									
																		04-17-2009						317		2		MEASURED									
																		05-21-2002						105		14		INSPECTED									
																		04-26-2002						250		22		MAILER SENT									
																		04-23-2002						274		2		MEASURED									
																		03-04-1992						170		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				40,000	SF	3.12	1.200	7	LAND	1.00	MG	1.00	SHP3		0	TRF2	0.9	1.000	3.37	134,800													
1	101	ONE FAM		RA				0.580	AC	7,000.00	1.000	0		0.75	MG	1.00			0			1.000	5,250	3,000													
Total Card Land Units																		1.50		AC	Parcel Total Land Area:		1.50		Total Land Value										137,800		

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	2	CLAPBOARD	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	Adj Base Rate		121.40
Interior Floor 1	4	CARPET	RCN		160,025
Interior Floor 2	2	SOFTWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1927
Heat Type	3	FORCED H/W	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		100,800
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	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
03	GARAGE	OB	Outbuildi	L	704	32.00	1943	50	0.00	FR	F	0.90	10,100
06	CARPORT			L	196	15.00	1980	50	0.00	FR	F	0.90	1,300
06	CARPORT			L	256	15.00	1980	50	0.00	FR	F	0.90	1,700
GEN	GENERATO			B	1	0.00	1981	63	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	576		26.89	15,491	
EFP	ENCL PORCH	0	128		67.35	8,621	
FFL	1ST FLOOR	576	576		134.70	77,588	
OPF	OPEN PORCH	0	12		11.23	135	
TQS	3/4 STORY	432	576		101.03	58,191	
Ttl Gross Liv / Lease Area		1,008	1,868			160,025	

