

State Use 101
Print Date 11/14/2023 8:18:39 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
DUNCAN JEFFREY R 70 STONEHILL RD EAST LONGMEADOW MA 01028 GIS ID F_389877_2847749												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		358600		358,600															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		160300		160,300															
												RESIDENTL.		101		2000		2,000															
				SUPPLEMENTAL DATA																													
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																									
												Total		520,900		520,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
DUNCAN JEFFREY R				22754 LC		11-26-1986		U		V		50,000				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
																2023		101		332,900		2022		101		302,100		2021		101		289,400	
																		101		146,300				101		148,700				101		138,300	
																		101		1,300													
												Total		480,500		Total		450,800		Total		427,700											
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												APPRaised VALUE SUMMARY																	
																Appraised BLDG. Value (Card)										358,600							
																Appraised Xf (B) Value (Bldg)										0							
																Appraised Ob (B) Value (Bldg)										2,000							
																Appraised Land Value (Bldg)										160,300							
																Special Land Value										0							
																Total Appraised Parcel Value										520,900							
																Valuation Method										C							
																Adjustment																	
																Net Total Appraised Parcel Value										520,900							
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					
202101900		05-26-2021		10		SHED		10,000		06-21-2022		100		06-21-2022		12X20		06-21-2022						334		15		PERMIT VISIT					
201703151		12-28-2017		62		SOLAR		20,944		05-23-2018		100		02-13-2018		FRONT OF HOUSE		06-27-2018						333		3		MEAS+INSPCTD					
21		02-01-1987		MN		Manual Note		150,000								SFR		05-23-2018						400		15		PERMIT VISIT					
																		05-31-2007						311		14		INSPECTED					
																		05-24-2007						311		2		MEASURED					
																		05-31-2000						247		14		INSPECTED					
																		05-09-2000						247		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	1.250	9		LAND	1.00	NV	1.00							1.000	3.9		156,000						
1	101	ONE FAM		RAA				0.610	AC	7,000.00	1.000	0			1.00	NV	1.00							1.000	7,000		4,300						
Total Card Land Units								1.53	AC	Parcel Total Land Area:				1.53											Total Land Value				160,300				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	2.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	1	WOOD SHING	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		109.77
Interior Floor 1	3	HARDWOOD	RCN		453,864
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1987
Heat Type	1	FORCED H/A	Effective Year Built		2000
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		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		358,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	3		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
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2000	79	1.00			0.00	0
02	SHED/FR			L	240	12.00	2022	70	0.00	GD	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,284		28.10	36,079	
FFL	1ST FLOOR	1,300	1,300		140.38	182,500	
GAR	GARAGE	0	672		56.20	37,764	
OFP	OPEN PORCH	0	88		14.36	1,263	
STG	STORAGE	0	504		56.27	28,358	
TQS	3/4 STORY	1,089	1,452		105.29	152,879	
WDK	WOOD DECK	0	535		28.08	15,021	
Ttl Gross Liv / Lease Area		2,389	5,835			453,864	

