

Property Location		9 SYLVESTER ST		Map ID		65/ 12/ 0/ /		Bldg Name		State Use 101	
Vision ID		4888		Account #		4963		Bldg # 1		Sec # 1 of 1	
								Card # 1 of 1		Print Date 11/14/2023 8:28:53 A	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
MORRISINO KENNETH D MORRISINO CYNTHIA L 9 SYLVESTER ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	295600	295,600		
						RES LAND	101	147300	147,300		
						RESIDNTL.	101	5300	5,300		
		DRAINAGE		VIEW	COMMUNITY						
		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		448,200	448,200		
GIS ID		F_390514_2846783									

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MORRISINO KENNETH D O'TOOLE PATRICK E JR		07811 05967	0202 0223	09-19-1991 12-16-1985	U U	V I	30,000 0	1 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
									2023	101	271,600	2022	101	247,700	2021	101	237,600
										101	133,800		101	120,500		101	111,500
										101	3,900		101	3,900		101	3,900
									Total		409,300	Total		372,100	Total		353,000

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) 295,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,300 Appraised Land Value (Bldg) 147,300 Special Land Value 0 Total Appraised Parcel Value 448,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 448,200									
Nbhd		Nbhd Name		Tracing		Batch											
0001				101		NG											

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	
201902922	10-01-2019	91	INSULATION	4,500	06-24-2020	0	06-24-2020	27' ABV GR REPLA DWLG	06-24-2020			334	15	PERMIT VISIT	
201902218	06-20-2019	11	POOL	6,000	06-24-2020	100	06-24-2020		04-11-2018			333	2	MEASURED	
152	07-14-1999	11	POOL	4,000					12-05-2007			250	P1	PHONE MESSAG	
205	09-01-1991	MN	Manual Note	90,000					05-03-2007			311	2	MEASURED	
									05-05-2000			247	3	MEAS+INSPCTD	
									11-09-1999			247	15	PERMIT VISIT	
									05-14-1992			107	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	RAA				25,000 SF	4.71	1.250	8	LAND	1.00	NG	1.00			0		1.000	5.89	147,300		
Total Card Land Units							0.57	AC	Parcel Total Land Area: 0.57							Total Land Value							147,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
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		117.59
Interior Floor 1	4	CARPET	RCN		360,540
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1991
Heat Type	1	FORCED H/A	Effective Year Built		2003
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	3		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		82
Extra Kitchens	0		RCNLD		295,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	430		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		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
07	POOL A-C	OB	Outbuildi	L	28	69.00	2020	70	0.00	GD	G	1.25	1,700
02	SHED/FR			L	144	12.00	1997	70	0.00	GD	G	1.25	1,500
22	WOOD DK			L	160	15.00	2000	70	0.00	GD	G	1.25	2,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	860		29.13	25,056	
FFL	1ST FLOOR	900	900		145.67	131,105	
GAR	GARAGE	0	484		58.39	28,261	
HST	HALF STORY	242	484		72.84	35,253	
SFL	2ND FLOOR	920	920		145.67	134,019	
WDK	WOOD DECK	0	234		29.26	6,847	
Ttl Gross Liv / Lease Area		2,062	3,882			360,540	

