

State Use 101
Print Date 11/14/2023 8:51:41 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
CARD CYNTHIA H 73 MARSHALL ST EAST LONGMEADOW MA 01028 GIS ID F_376289_2847085												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	237000		237,000									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	113100		113,100									
				SUPPLEMENTAL DATA																						
Alt Prcl ID				Received																						
SP Permit				NIA																						
Chapter Land				Field 8																						
OC Dates				Field 9																						
In+Ex FY				Field 10																						
Mailed				Assoc Pid#				Total										350,100		350,100						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
CARD CYNTHIA H CARD JAMES FILIAULT,JEFFREY J SECRETARY OF HOUSING &,URBAN DEVEL SOURCE ONE MORTGAGE SERVICES,COR				37251	LC	03-03-2017	U	I	0		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				30397	LC	02-20-2002	U	I	173,000			2023	101	217,000	2022	101	194,900	2021	101	186,700						
				LC02-	0000	03-09-2001	U	I	115,500		1S		101	102,900		101	93,600		101	86,700						
				LC02	0000	05-22-2000	U	I	1		1L		Total	319,900	Total	288,500	Total	273,400								
				LC02-	0000	04-07-2000	U	I	171,623		1S															
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												
0001						101				MA																
NOTES																										
																		Appraised BLDG. Value (Card)				237,000				
																		Appraised Xf (B) Value (Bldg)				0				
																		Appraised Ob (B) Value (Bldg)				0				
																		Appraised Land Value (Bldg)				113,100				
																		Special Land Value				0				
																		Total Appraised Parcel Value				350,100				
																		Valuation Method				C				
Adjustment																										
Net Total Appraised Parcel Value				350,100																						
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		
202203257		12-22-2022		62	SOLAR		49,821		05-08-2023		100		03-13-2023		OC 8/25/2004 NVC SFL/SOL HW		05-08-2023	02		425	15	PERMIT VISIT				
201700830		03-27-2017		91	INSULATION		2,658				0						01-04-2016		317	2	MEASURED					
244		08-18-2004		20	WOOD STOVE		2,000										12-14-2004		311	15	PERMIT VISIT					
222		09-08-2003		8	RENOVATION		16,800										05-04-2004		317	14	INSPECTED					
		01-01-1982		MN	Manual Note												04-05-2004		250	22	MAILER SENT					
																	03-23-2004		318	2	MEASURED					
															01-26-2004	311	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		RB				15,000	SF	7.54	1.000	5	LAND	1.00	MA	1.00				0		1.000	7.54	113,100		
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34								Total Land Value								113,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		114.92
Interior Floor 2	3	HARDWOOD	RCN		338,520
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1966
AC Type	01	NONE	Effective Year Built		1991
Bedrooms	5		Depreciation Code		GD
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		30
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St	N	NONE	RCNLD		237,000
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	2		Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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	2023	70	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,040		25.18	26,185	
FFL	1ST FLOOR	1,242	1,242		125.89	156,356	
GAR	GARAGE	0	294		50.53	14,855	
OPF	OPEN PORCH	0	124		12.18	1,511	
SFL	2ND FLOOR	1,080	1,080		125.89	135,962	
WDK	WOOD DECK	0	144		25.35	3,651	
Ttl Gross Liv / Lease Area		2,322	3,924			338,520	

