

State Use 101
Print Date 11/14/2023 9:15:03 A

CURRENT OWNER						TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
LACHENAUER LLC 268 COLD SPRING AV STE B WEST SPRINGFIELD MA 01089 GIS ID F_390251_2857950 Mailed														Description	Code	Appraised		Assessed		1006 EAST LONGMEADOW									
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	217000		217,000											
														RES LAND	101	137000		137,000											
						DRAINAGE				VIEW		COMMUNITY		RESIDNTL.	101	1700		1,700											
						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		355,700		355,700							
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
LACHENAUER LLC US BANK TRUST NA TR FISK CYNTHIA H FISK ROBERT E FISK EDWARD O						22594 0468		03-22-2019		U		I		208,000		1L		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
						22163 0352		05-08-2018		U		I		267,775		1L		2023	101	201,300	2022	101	182,000	2021	101	174,100			
						08032 0016		04-30-1992		U		I		1		1A		101	125,000	101	112,600	101	104,600						
						07883 0425		12-16-1991		U		I		1		1A		101	1,000	101	1,000	101	1,000						
						00000 0000				U				0				Total	327,300	Total	295,600	Total	279,700						
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description				Amount		Code	Description				YEAR	Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 217,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,700 Appraised Land Value (Bldg) 137,000 Special Land Value 0 Total Appraised Parcel Value 355,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 355,700											
Total																													
ASSESSING NEIGHBORHOOD																													
Nbhd				Nbhd Name								Tracing				Batch													
0001												101				MG													
NOTES																													
SUB DIV #687																													
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	
112		05-01-1992		MN		Manual Note		90,000								DWELLING		07-03-2018 10-26-2006 05-03-2000 04-26-2000 02-08-1993						333 311 247 247 131		2 3 14 2 14		MEASURED MEAS+INSPCTD INSPECTED MEASURED INSPECTED	
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		0	TRF1	0.9	1.000	3.37	134,800					
1	101	ONE FAM		RA				0.310		AC	7,000.00	1.000	0		1.00	MG	1.00		0			1.000	7,000	2,200					
Total Card Land Units								1.23		AC	Parcel Total Land Area:				1.23				Total Land Value								137,000		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	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	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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		118.90
Interior Floor 2			RCN		305,606
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1992
AC Type	01	NONE	Effective Year Built		1992
Bedrooms	3		Depreciation Code		FA
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		29
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		71
Extra Kitchen St			RCNLD		217,000
FBM Sqft	240		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			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
01	SHED/MTL			L	70	10.00	1998	60	0.00	AV	A	1.00	400
02	SHED/FR			L	200	12.00	1998	60	0.00	AV	F	0.90	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		25.72	24,695	
FFL	1ST FLOOR	1,368	1,368		128.62	175,955	
TQS	3/4 STORY	720	960		96.47	92,608	
WDK	WOOD DECK	0	480		25.72	12,348	
Ttl Gross Liv / Lease Area		2,088	3,768			305,606	

