

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
JOHNSON DEAN C TR JOHNSON FRANCINE M TR 42 PINEYWOODS DR EAST LONGMEADOW MA 01028 GIS ID F_394644_2842371												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	282600		282,600									
												RES LAND		101	144200		144,200									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	17200		17,200									
				SUPPLEMENTAL DATA								Total		444,000		444,000										
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
JOHNSON DEAN C TR JOHNSON DEAN C RATTE NORMAN J, RATTE NORMAN J, RATTE NORMAN J +				25031	0453	06-06-2023	U	I	1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				12353	0326	05-28-2002	U	I	259,900		2023	101	259,500	2022	101	237,900	2021	101	228,200							
				11164	0144	04-19-2000	U	I	1	1A			108,600													
				09250	0557	09-18-1995	U	I	1	1			15,900													
				06238	0248	09-26-1986	U	V	35,000		Total		405,300	Total		371,100	Total		352,700							
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																										
ASSESSING NEIGHBORHOOD																										
Nbhd		Nbhd Name						Tracing				Batch														
0001								101				MG														
NOTES																										
												Appraised BLDG. Value (Card)								282,600						
												Appraised Xf (B) Value (Bldg)								0						
												Appraised Ob (B) Value (Bldg)								17,200						
												Appraised Land Value (Bldg)								144,200						
												Special Land Value								0						
												Total Appraised Parcel Value								444,000						
												Valuation Method								C						
												Adjustment														
												Net Total Appraised Parcel Value								444,000						
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		
201602478		09-13-2016		38	POOL HOUSE		15,000		05-11-2017		100		05-11-2017		24X24		05-11-2017					317	15	PERMIT VISIT		
231		08-10-2011		12	REROOF		10,250								18` X 36` INGND		04-20-2012					317	15	PERMIT VISIT		
308		09-19-2005		11	POOL		27,000								SFR		02-02-2006					311	15	PERMIT VISIT		
350		01-01-1986		MN	Manual Note												06-25-2005					274	3	MEAS+INSPCTD		
																	01-10-2000					247	14	INSPECTED		
																	11-29-1999					247	2	MEASURED		
																	04-15-1992					131	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				28,000	SF	4.29		1.200	7	LAND	1.00	MG	1.00			0			1.000	5.15	144,200	
Total Card Land Units								0.64	AC	Parcel Total Land Area: 0.64								Total Land Value								144,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	6	CERAMIC TILE
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	
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	117.68	
Interior Floor 1	4	CARPET	RCN	357,736	
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1986	
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	1		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	282,600	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	498		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		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
02	SHED/FR	OB	Outbuildi	L	140	12.00	2016	70	0.00	GD	A	1.00	1,200
11	POOL I-V			L	648	29.00	2005	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	96	12.00	2016	70	0.00	GD	A	1.00	800
14	SCRN HSE			L	144	20.00	2016	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	996		28.96	28,845	
FFL	1ST FLOOR	996	996		144.95	144,370	
GAR	GARAGE	0	484		58.10	28,120	
SFL	2ND FLOOR	1,026	1,026		144.95	148,718	
WDK	WOOD DECK	0	264		29.10	7,682	
Ttl Gross Liv / Lease Area		2,022	3,766			357,736	

