

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
WHEELER THOMAS B 50 PINEYWOODS DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	275200		275,200																		
												RES LAND		101	148500		148,500																		
				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#																											
GIS ID F_394976_2842227												Total		423,700		423,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
WHEELER THOMAS B GAGNON DAVID G +, EQUITY ONE				14698		0171		12-09-2004		U		I		365,000				Year		Code		Assessed		Year		Code		Assessed							
				06660		0528		10-23-1987		U		I		183,150				2023		101		255,000		2022		101		233,300							
				06167		0530		07-25-1986		U		V		180,000						101		134,100		101		120,900		2021		101		223,400			
																														111,900					
																Total		389,100		Total		354,200		Total		335,300									
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)										275,200									
																Appraised Xf (B) Value (Bldg)										0									
																Appraised Ob (B) Value (Bldg)										0									
																Appraised Land Value (Bldg)										148,500									
																Special Land Value										0									
																Total Appraised Parcel Value										423,700									
																Valuation Method										C									
																Adjustment																			
																Net Total Appraised Parcel Value										423,700									
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							
B-23-19		01-10-2023		12		REROOF		16,000		06-20-2023		100		06-20-2023		NVC		06-20-2023						425		15		PERMIT VISIT							
60		04-01-1989		MN		Manual Note		3,500								POOL A		04-30-2018						333		2		MEASURED							
196		07-01-1987		MN		Manual Note		195,000								SFR		06-28-2005						274		2		MEASURED							
																		04-08-2000						247		14		INSPECTED							
																		11-29-1999						247		2		MEASURED							
																		07-02-1992						131		14		INSPECTED							
																		06-30-1992						200		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		RA						35,865 SF		3.45		1.200	7	LAND	1.00	MG	1.00			0			1.000	4.14	148,500								
Total Card Land Units																0.82		AC	Parcel Total Land Area: 0.82				Total Land Value										148,500		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
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		114.42
Interior Floor 1	4	CARPET	RCN		348,364
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	6		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		275,200
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	0		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,156		27.72	32,048	
CFL	CATHEDRAL CE	456	456		142.99	65,206	
FFL	1ST FLOOR	700	700		138.74	97,115	
GAR	GARAGE	0	441		55.37	24,417	
OPF	OPEN PORCH	0	55		15.13	832	
SFL	2ND FLOOR	878	878		138.74	121,810	
WDK	WOOD DECK	0	248		27.97	6,937	
Ttl Gross Liv / Lease Area		2,034	3,934			348,364	

