

State Use 101
Print Date 11/20/2024 11:32:52 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
DUNCAN AARON L 64 MERRIAM ST EAST LONGMEADOW MA 01028 GIS ID F_380788_2853203												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	198300		198,300																		
												RES LAND		101	107100		107,100																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000																		
				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		306,400		306,400																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
DUNCAN AARON L REILLY KATHERINE M AITCHISON,PAMELA C CROSBY JOSEPH R +,				23671	0487	01-26-2021	U	I			214,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed														
				14638	0238	11-12-2004	U	I			175,500	1	2024	101	183,200	2023	101	168,200	2022	101	151,800														
				12688	0027	09-23-2002	U	I			100		101	107,100		101	97,500		101	88,600															
				01840	0595	10-31-1946	U	I			0		101	1,000		101	700		101	700															
													Total	291,300	Total	266,400	Total	241,100																	
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) 198,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,000 Appraised Land Value (Bldg) 107,100 Special Land Value 0 Total Appraised Parcel Value 306,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 306,400																			
Nbhd		Nbhd Name				Tracing				Batch																									
0001						101				MA																									
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			
																95	05-01-2005	7	REMODEL		10,000					OC 7/8/2008 CHA	03-22-2018			333	2	MEASURED			
																											01-18-2007			311	15	PERMIT VISIT			
												01-11-2007			311	15	PERMIT VISIT																		
												12-30-2005			311	15	PERMIT VISIT																		
												10-25-2003			274	3	MEAS+INSPCTD																		
												06-24-1992			131	14	INSPECTED																		
												06-23-1980			500	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	RC				14,173 SF		7.96	1.000	5	LAND	0.95	MA	1.00	BCOR		0		1.000	7.56	107,100													
Total Card Land Units							0.33 AC	Parcel Total Land Area: 0.33							Total Land Value							107,100													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	134.90	
Interior Floor 2	3	HARDWOOD	RCN	314,808	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1946	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	4		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	198,300	
FBM Sqft	456		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues			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
19	PATIO			L	200	8.00	1960	60	0.00	AV	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		29.92	27,283	
FFL	1ST FLOOR	1,080	1,080		149.91	161,901	
GAR	GARAGE	0	384		60.12	23,086	
TQS	3/4 STORY	684	912		112.43	102,537	
Ttl Gross Liv / Lease Area		1,764	3,288			314,808	

