

State Use 101
Print Date 11/20/2024 12:04:31

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
HERNANDEZ ANTHONY 10 HIGHMOOR DR WILBRAHAM MA 01095 GIS ID F_380459_2851136 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	158600		158,600																				
				RES LAND								RESIDNTL.		101	79700		79,700																				
				DRAINAGE				VIEW		COMMUNITY						900		900																			
				SUPPLEMENTAL DATA										Total		239,200		239,200																			
				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)																					
HERNANDEZ ANTHONY ROBERT MICHAEL COUCHON MARY JANE, KANE MARY ELLEN				24017	0202	07-23-2021	Q	I			220,000	00			Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
				19803	0236	05-02-2013	Q	I			142,000	00			2024		101	146,400	2023	101	134,200	2022	101	100,100													
				07270	0421	09-19-1989	U	I			0	1A					101	79,700		101	72,500		101	66,000													
				03924	0145	02-25-1974	U	I			0						101	900		101	600		101	600													
				Total										Total		227,000	Total		207,300	Total		166,700															
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			MF																									
NOTES																																					
																		Appraised BLDG. Value (Card)										158,600									
																		Appraised Xf (B) Value (Bldg)										0									
																		Appraised Ob (B) Value (Bldg)										900									
																		Appraised Land Value (Bldg)										79,700									
																		Special Land Value										0									
																		Total Appraised Parcel Value										239,200									
																		Valuation Method										C									
																		Adjustment																			
																		Net Total Appraised Parcel Value										239,200									
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-23-82		02-07-2023		91		INSULATION		3,700				0						03-27-2018						333		3		MEAS+INSPCTD									
																		04-14-2004						317		14		INSPECTED									
																		03-22-2004						250		22		MAILER SENT									
																		10-14-2003						274		2		MEASURED									
																		01-31-1992						131		3		MEAS+INSPCTD									
																		01-17-1992						107		22		MAILER SENT									
																		08-14-1980						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				22,383	SF	5.21	0.760	3	LAND	0.90	MF	1.00	CLOC			0			1.000	3.56	79,700												
																		Total Card Land Units 0.51 AC Parcel Total Land Area: 0.51										Total Land Value 79,700									

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	19		RANCH				Central Vac	0	NO				
Model	01		RESIDENTIAL				Basement Floor	12	CONCRETE				
Grade	C		AVERAGE				Bsmt Garage						
Stories	1.00		1 STORY				Units	1					
Foundation	1		CONCRETE				MIXED USE						
Exterior Wall 1	4		VINYL				Code	Description			Percentage		
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				163.35		
Interior Floor 1	4		CARPET				RCN				226,564		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	3		ELECTRIC				Year Built				1971		
Heat Type	6		ELECTRC BB				Effective Year Built				1991		
AC Type	03		FULL				Depreciation Code				GD		
Bedrooms	3						Remodel Rating						
Full Baths	1						Year Remodeled						
Half Baths	0						Depreciation %				30		
Extra Fixtures	2						Functional Obsol						
Total Rooms	5						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition				70		
Extra Kitchens	0						RCNLD				158,600		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
FIN ATC Sqft							Misc Imp Ovr Comment						
FIN ATC Quality							Cost to Cure Ovr						
Fireplaces	0						Cost to Cure Ovr Comment						
WS Flues													
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			L	108	12.00	1979	70	0.00	GD	A	1.00	900
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	1,040		35.93		37,371		
FFL	1ST FLOOR					1,040	1,040		179.67		186,857		
WDK	WOOD DECK					0	64		36.50		2,336		
Ttl Gross Liv / Lease Area						1,040	2,144				226,564		

8

8

WDK

8

17

18

5

26

FFL

BMT

26

40

15 MURRAY CT