

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
WENC BARBARA J LE 41 ALBANO DR EAST LONGMEADOW MA 01028 GIS ID F_384590_2856776 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	89000		89,000						
												RES LAND		101	84200		84,200						
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	100		100						
				SUPPLEMENTAL DATA																			
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#															
				Total										173,300		173,300							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
WENC BARBARA J LE WENC EDWARD P WENC				24839	0546	12-14-2022	U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				06176	0309	08-01-1986	U	I	1		1A	2024	101	82,200	2023	101	75,400	2022	101	68,000			
				03035	0574	06-17-1964	U	I	0				101	84,200		101	76,600		101	69,600			
				Total								Total		166,500		Total		152,000		Total		137,600	
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																							

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-	AVG. (-)	Bsmt Garage		
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	4	FLAT			0
Roof Cover	4	TAR+GRAVEL			0
Interior Wall 1	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Wall 2	2	PLASTER	Adj Base Rate	172.27	
Interior Floor 1	3	HARDWOOD	RCN	193,505	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built	1953	
Heat Type	3	FORCED H/W	Effective Year Built	1967	
AC Type	01	NONE	Depreciation Code	FR	
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %	54	
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	F	FAIR	Cost Trend Factor	1	
Half Bath Style	F	FAIR	Condition		
Kitchens	1		% Complete		
Kitchen Style	F	FAIR	Overall % Condition	46	
Extra Kitchens	0		RCNLD	89,000	
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	1		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	28	12.00	1965	30	0.00	PR	P	0.75	100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	336		34.45	11,576	
CPT	CARPORT	0	288		17.40	5,010	
FFL	1ST FLOOR	1,024	1,024		172.77	176,919	
Ttl Gross Liv / Lease Area		1,024	1,648			193,505	

