

State Use 101
Print Date 11/22/2024 9:12:41 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
SHORE EDWARD W + KATHERINE R 73 COOLEY AV EAST LONGMEADOW MA 01028 GIS ID F_375773_2852222												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	212700		212,700									
												RES LAND		101	112500		112,500									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	700		700									
				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		325,900		325,900												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
SHORE EDWARD W + KATHERINE R SHORE KATHERINE R FOUNTAIN ROYAL W FOUNTAIN ROYAL W WALLACE BENJAMIN C				20620		0297		03-10-2015		U	I	100		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				08493		0210		07-16-1993		U	I	122,000				2024	101	199,800	2023	101	184,000	2022	101	170,500		
				08493		0208		07-16-1993		U	I	1		1F		101	112,500	101	102,500	101	92,900					
				07410		0497		03-16-1990		U	V	45,000				101	700	101	400	101	400					
				07051		0371		12-19-1988		U	I	1		1B												
				Total										313,000		Total		286,900		Total		263,800				
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) 212,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 112,500 Special Land Value 0 Total Appraised Parcel Value 325,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 325,900										
Nbhd		Nbhd Name				Tracing		Batch																		
0001						101		MA																		
NOTES																										
SUB DIV #518 + 546 PARCEL A REAR WET																										
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		
201500677		04-02-2015		91	INSULATION		2,000				0				SFR		11-03-2016					317	16	FIELDREV CHG		
45		03-01-1990		MN	Manual Note		90,000										12-13-2013					317	2	MEASURED		
																	04-06-2004					250	2	MAILER SENT		
																	04-02-2004					311	2	MEASURED		
																	01-08-1991					107	15	PERMIT VISIT		
																	08-03-1990					131	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		RC				40,000	SF	3.12	1.000	5	LAND	0.90	MA	1.00		TOP2			0		1.000	2.81	112,400	
1	101	ONE FAM		RC				0.010	AC	7,000.00	1.000	0		1.00	MA	1.00					0		1.000	7,000	100	
Total Card Land Units								0.93	AC	Parcel Total Land Area: 0.93								Total Land Value								112,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	1	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	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	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	146.39	
Interior Floor 2			RCN	279,929	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1990	
AC Type	03	FULL	Effective Year Built	1997	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	24	
Total Rooms	5		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	76	
Extra Kitchen St			RCNLD	212,700	
FBM Sqft	672		Dep % Ovr		
FBM Quality	3		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
02	SHED/FR			L	96	12.00	2005	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
FFL	1ST FLOOR	1,296	1,296		169.24	219,340
LLV	LOWR LEVEL	0	1,296		42.31	54,835
OFP	OPEN PORCH	0	96		17.63	1,692
WDK	WOOD DECK	0	120		33.85	4,062

