

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
FARNHAM THOMAS 20 SAVOY AV EAST LONGMEADOW MA 01028 GIS ID F_377136_2848997 Mailed												Description		Code	Appraised			Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	165500			165,500											
												RES LAND		101	110700			110,700											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	400			400											
				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										276,600			276,600												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
FARNHAM THOMAS BAIO MICHAEL F KANE MICHAEL A, RUSSO ANGELINA I,HEIRS & DEVISEES OF				24607 0162		06-24-2022		Q I				303,000		00		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed		
				13139 0385		04-24-2003		U I				165,000		2024		101	153,200	2023		101	140,900	2022		101	110,700				
				11637 0573		05-14-2001		U I				125,000				101	110,700			101	100,600			101	91,500				
				02114 0071		05-16-1951		U I				0				101	400			101	300			101	300				
														Total		264,300		Total		241,800		Total		202,500					
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												APPRAISED VALUE SUMMARY													
Nbhd		Nbhd Name				Tracing				Batch																			
0001						101				MA																			
NOTES																													
2 UPSTAIRS BEDROOMS HAVE NO HEAT																													
REAR OF HOUSE NO ACCESS VERIFY UPON																													
INSPECT																													
																Appraised BLDG. Value (Card)										165,500			
																Appraised Xf (B) Value (Bldg)										0			
																Appraised Ob (B) Value (Bldg)										400			
																Appraised Land Value (Bldg)										110,700			
																Special Land Value										0			
																Total Appraised Parcel Value										276,600			
																Valuation Method										C			
																Adjustment													
																Net Total Appraised Parcel Value										276,600			
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	
																		01-17-2014						317		2		MEASURED	
																		07-16-2004						328		16		FIELDREV CHG	
																		06-30-2004						328		16		FIELDREV CHG	
																		03-25-2004						319		3		MEAS+INSPCTD	
																		04-15-1992						131		14		INSPECTED	
																		04-01-1992						107		22		MAILER SENT	
																		09-12-1990						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		RB				9,808 SF		11.29	1.000	5	LAND	1.00				0			1.000		11.29	110,700					
Total Card Land Units								0.23 AC		Parcel Total Land Area: 0.23								Total Land Value										110,700	

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	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1			Adj Base Rate	143.35	
Interior Floor 2	4	CARPET	RCN	262,664	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1950	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures			Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	165,500	
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
02	SHED/FR			L	60	12.00	1970	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		32.56	29,692
EFP	ENCL PORCH	0	64		81.57	5,221
FFL	1ST FLOOR	912	912		163.15	148,789
GAR	GARAGE	0	240		65.26	15,662
HST	HALF STORY	228	456		81.57	37,197
PAT	PATIO	0	74		8.82	653
UHS	UNFIN HALF STORY	0	456		49.02	22,351
WDK	WOOD DECK	0	96		32.29	3,100
Ttl Gross Liv / Lease Area		1,140	3,210			262,664

