

State Use 101
Print Date 11/22/2024 12:31:21

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
COUGHLIN PATRICIA A COUGHLIN LEO E 64 LENOX CR EAST LONGMEADOW MA 01028 GIS ID F_391036_2853395												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		350700		350,700													
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		151600		151,600													
												RESIDENTL.		101		11000		11,000													
				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		513,300		513,300															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
COUGHLIN PATRICIA A COUGHLIN,PATRICIA ANNE MCCARTHY MICHAEL A +, PECK DAVID I				31196 LC		08-20-2003		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				LC02-0000		03-31-2000		U		I		252,500				2024	101	324,900	2023	101	302,900	2022	101	274,000							
				LCO2-0000		09-10-1990		U		I		230,000					101	151,600		101	136,500		101	123,100							
				LC00-0000		08-10-1984		U		I		127,500					101	11,000		101	10,800		101	10,800							
				Total												Total		487,500		Total		450,200		Total		407,900					
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) 350,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,000 Appraised Land Value (Bldg) 151,600 Special Land Value 0 Total Appraised Parcel Value 513,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 513,300																			
Nbhd		Nbhd Name				Tracing				Batch																					
0001						101				NG																					
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			
												201700177	01-23-2017	7	REMODEL		35,700	06-22-2017	100		KITCHEN		06-22-2017			317	15	PERMIT VISIT			
												23	02-01-1992	MN	Manual Note		8,000				DECK PORCH		12-22-2005			311	3	MEAS+INSPCTD			
												208	01-01-1986	MN	Manual Note						POOL		02-02-2000			250	22	MAILER SENT			
	01-01-1983	MN	Manual Note						NEW CON		01-06-2000			247	2	MEASURED															
												02-11-1993			131	15	PERMIT VISIT														
												07-24-1992			131	14	INSPECTED														
												07-02-1992			190	1	LEFT NOTICE														
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	RA				29,666 SF	4.09	1.250	8	LAND	1.00	NG	1.00			0		1.000	5.11	151,600										
Total Card Land Units							0.68 AC	Parcel Total Land Area: 0.68							Total Land Value							151,600									

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	06		COLONIAL				Central Vac	1		YES			
Model	01		RESIDENTIAL				Basement Floor	12		CONCRETE			
Grade	C+		AVG. (+)				Bsmt Garage						
Stories	2.00		2 STORY				Units	1					
Foundation	1		CONCRETE				MIXED USE						
Exterior Wall 1	4		VINYL				Code	Description			Percentage		
Exterior Wall 2	8		BRICK VENR				101	ONE FAM			100		
Roof Structure	3		GAMBREL								0		
Roof Cover	1		ASPHALT SH								0		
Interior Wall 1	1		DRYWALL				COST / MARKET VALUATION						
Interior Wall 2							Adj Base Rate				125.21		
Interior Floor 1	4		CARPET				RCN				427,626		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1983		
Heat Type	1		FORCED H/A				Effective Year Built				2003		
AC Type	03		FULL				Depreciation Code				GV		
Bedrooms	4						Remodel Rating						
Full Baths	3						Year Remodeled				2017		
Half Baths	1						Depreciation %				18		
Extra Fixtures	0						Functional Obsol						
Total Rooms	8						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style	A		AVERAGE				Condition						
Kitchens	1						% Complete						
Kitchen Style	G		GOOD				Overall % Condition				82		
Extra Kitchens	0						RCNLD				350,700		
Extra Kitchen St							Dep % Ovr						
FBM Sqft	947						Dep Ovr Comment						
FBM Quality	3						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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1986	70	0.00	GD	A	1.00	10,400
02	SHED/FR			L	80	12.00	2005	60	0.00	AV	A	1.00	600
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	1,262		31.44	39,677			
FFL	1ST FLOOR					1,262	1,262		157.45	198,698			
GAR	GARAGE					0	528		62.92	33,221			
OFP	OPEN PORCH					0	132		15.51	2,047			
OSP	SCRN PORCH					0	196		23.30	4,566			
SFL	2ND FLOOR					910	910		157.45	143,277			
WDK	WOOD DECK					0	196		31.33	6,140			
Ttl Gross Liv / Lease Area						2,172	4,486			427,626			

