

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
SHEPARD BRADLEY R 44 KENNETH LUNDEN DRIVE EAST LONGMEADOW MA 01028 GIS ID F_393008_2847437 Mailed												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	186600			186,600													
												RES LAND		101	142500			142,500													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	15100			15,100													
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		344,200			344,200										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
SHEPARD BRADLEY R SHEPARD BRADLEY R + ANNE T, STACY EUGENE D + MARY L				17138 0225		02-04-2008		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				09195 0303		07-26-1995		U		I		151,850		2024	101	172,400	2023	101	158,200	2022	101	142,100									
				05206 0065		01-05-1982		U		I		0																			
														Total		330,000		Total		302,100		Total		273,200							
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				MG																			
NOTES																Appraised BLDG. Value (Card)										186,600					
																Appraised Xf (B) Value (Bldg)										0					
																Appraised Ob (B) Value (Bldg)										15,100					
																Appraised Land Value (Bldg)										142,500					
																Special Land Value										0					
																Total Appraised Parcel Value										344,200					
																Valuation Method										C					
																Adjustment															
																Net Total Appraised Parcel Value										344,200					
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			
84		01-01-1982		MN		Manual Note												06-27-2018						333		2		MEASURED			
																		06-08-2006						311		3		MEAS+INSPCTD			
																		04-06-2006						311		1		LEFT NOTICE			
																		02-01-2000						247		14		INSPECTED			
																		12-16-1999						247		2		MEASURED			
																		07-09-1992						131		14		INSPECTED			
																		06-29-1992						131		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				26,585	SF	4.47	1.200	7	LAND	1.00	MG	1.00			0			1.000	5.36	142,500							
Total Card Land Units								0.61	AC	Parcel Total Land Area: 0.61																Total Land Value				142,500	

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	3	ALUMINUM	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
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	132.40	
Interior Floor 2			RCN	327,379	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1963	
AC Type	03	FULL	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		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	57	
Extra Kitchen St			RCNLD	186,600	
FBM Sqft	354		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	120	12.00	1967	60	0.00	AV	A	1.00	900
11	POOL I-V	OB	Outbuildi	L	816	29.00	1966	60	0.00	AV	A	1.00	14,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,416		29.37	41,584	
FFL	1ST FLOOR	1,647	1,647		146.94	242,008	
GAR	GARAGE	0	462		58.84	27,184	
OFP	OPEN PORCH	0	129		14.81	1,910	
OSP	SCRN PORCH	0	240		22.04	5,290	
WDK	WOOD DECK	0	322		29.21	9,404	
Ttl Gross Liv / Lease Area		1,647	4,216			327,379	

