

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
WANG JIAN YU 295 MILLBROOK DR EAST LONGMEADOW MA 01028												Description RESIDNTL. RES LAND		Code 101 101		Appraised 525200 142600		Assessed 525,200 142,600		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER																			
				DRAINAGE				VIEW		COMMUNITY																			
				SUPPLEMENTAL DATA																									
GIS ID F_393829_2851144				Mailed				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		667,800		667,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
WANG JIAN YU FERRENTINO MARIO DUTILA INC				37462		LC		07-28-2017		U		I		520,000		1		Year		Code		Assessed		Year		Code		Assessed	
				27250		LC		08-21-1996		U		V		60,000				2024		101		485,800		2023		101		446,400	
				00000		0000				U				0						101		142,600				101		129,700	
				Total												Total		628,400		Total		576,100		Total		540,300			
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor									
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int													
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name				Tracing		Batch																					
0001						101		NV																					
NOTES																													
SUB DIV #545																													
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	
201803001 210		10-16-2018 08-22-1996		62 MN		SOLAR Manual Note		21,692 200,000		06-13-2019		100		11-28-2019		DWELLING		06-13-2019						400		15		PERMIT VISIT	
																		11-16-2017						400		14		INSPECTED	
																		11-14-2008						317		2		MEASURED	
																		11-06-2008						250		22		MAILER SENT	
																		10-06-2005						311		1		LEFT NOTICE	
																		04-03-2000						105		16		FIELDREV CHG	
																		12-02-1999						247		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		RA				16,960		SF	6.73	1.250	9	LAND	1.00	NV	1.00			0			1.000	8.41	142,600				
Total Card Land Units								0.39	AC	Parcel Total Land Area: 0.39								Total Land Value								142,600			

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	B+	GOOD (+)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	Percentage
Exterior Wall 2	4	VINYL	101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		101.06
Interior Floor 1	3	HARDWOOD	RCN		617,873
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1996
Heat Type	1	FORCED H/A	Effective Year Built		2006
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	1		Depreciation %		15
Extra Fixtures	3		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		85
Extra Kitchens	0		RCNLD		525,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	383		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
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	85	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	2,134		28.92	61,715
CFL	CATHEDRAL CE	143	143		148.57	21,246
FFL	1ST FLOOR	1,991	1,991		144.53	287,763
GAR	GARAGE	0	808		57.78	46,684
OPF	OPEN PORCH	0	104		13.90	1,445
PAT	PATIO	0	1,085		7.19	7,805
SFL	2ND FLOOR	1,323	1,323		144.53	191,215
Ttl Gross Liv / Lease Area		3,457	7,588			617,873

