

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
REYNOLDS JEAN C REYNOLDS JOHN T 74 EDMUND ST EAST LONGMEADOW MA 01028 GIS ID F_379243_2850864 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	134700		134,700								
												RES LAND		101	114700		114,700								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	11800		11,800								
				SUPPLEMENTAL DATA																					
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
				Total										261,200		261,200									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
REYNOLDS JEAN C WASSUNG JEAN C, WASSUNG MARK W + MESSER				12564	0144	09-10-2002	U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				09131	0038	05-12-1995	U	I	1		1	2024	101	124,300	2023	101	114,000	2022	101	100,700					
				06195	0071	08-18-1986	U	I	62,000				101	114,700		101	104,100		101	94,800					
				05569	0305	02-16-1984	U	I	0		1A		101	11,800		101	11,200		101	11,200					
														Total	250,800	Total		229,300	Total		206,700				
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																									
Nbhd		Nbhd Name						Tracing			Batch														
0001								101			MA														
NOTES																									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor		
Grade	C	AVERAGE	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	Adj Base Rate		116.43
Interior Floor 1	3	HARDWOOD	RCN		213,796
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1915
Heat Type	5	STEAM	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	2		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		134,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		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
22	WOOD DK			L	64	15.00	1997	70	0.00	GD	A	1.00	700
02	SHED/FR			L	80	12.00	2003	70	0.00	GD	A	1.00	700
11	POOL I-V	OB	Outbuildi	L	512	29.00	2004	70	0.00	GD	A	1.00	10,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	664		26.16	17,370	
FFL	1ST FLOOR	744	744		130.60	97,168	
OFP	OPEN PORCH	0	149		13.15	1,959	
SFL	2ND FLOOR	664	664		130.60	86,720	
WDK	WOOD DECK	0	404		26.19	10,579	
Ttl Gross Liv / Lease Area		1,408	2,625			213,796	

