

Property Location		10 FAIRVIEW ST		Map ID		25/ 9/ 0/ /		Bldg Name		State Use 101	
Vision ID		1697		Account #		1733		Bldg # 1		Sec # 1 of 1	
				Card # 1 of 1						Print Date 11/19/2025 10:31:21	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
JACOBS GARY C 10 FAIRVIEW ST EAST LONGMEADOW MA 01028 GIS ID F_379828_2853241		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	167500	167,500		
						RES LAND	101	111600	111,600		
		DRAINAGE		VIEW	COMMUNITY						
		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		279,100	279,100

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)						
JACOBS GARY C MARTIN RICHARD A DAIGLE ALBERT + LOLA S,		24369	0245	01-24-2022	Q	I	225,000	00	Year	Code	Assessed	Year	Code	Assessed
		12955	0259	02-12-2003	U	I	135,400		2025	101	153,000	2024	101	142,100
		03499	0399	12-18-1969	U	I	0			101	111,600		101	111,600
									Total	264,600	Total	253,700	Total	232,700

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						APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 167,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 111,600 Special Land Value 0 Total Appraised Parcel Value 279,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 279,100							
Nbhd		Nbhd Name		Tracing								Batch	
0001				101								MA	

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	
B-24-672	10-15-2024	91	INSULATION	6,000		0			11-14-2014			317	2	MEASURED	
									03-25-2004			250	22	MAILER SENT	
									11-06-2003			274	2	MEASURED	
									08-09-1991			181	3	MEAS+INSPCTD	
									08-25-1980			500	3	MEAS+INSPCTD	

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	RC				11,600 SF	9.62	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.62	111,600		
Total Card Land Units							0.27	AC	Parcel Total Land Area: 0.27							Total Land Value							111,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Central Vac	1	YES
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	4	VINYL	Code	Description	
Exterior Wall 2			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		182.91
Interior Floor 1	4	CARPET	RCN		265,839
Interior Floor 2			Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1970
Heat Type	6	ELECTRC BB	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		167,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	722		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	2		Cost to Cure Ovr Comment		
WS Flues					

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,032		42.69	44,057
FFL	1ST FLOOR	1,032	1,032		213.87	220,713
OPF	OPEN PORCH	0	48		22.28	1,069
Ttl Gross Liv / Lease Area		1,032	2,112			265,839

