

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
WHITCOMB JENNAH K 44 RANKIN AV EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	225500		225,500									
												RES LAND		101	114100		114,100									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900		900									
				SUPPLEMENTAL DATA																						
GIS ID F_382121_2851193				Mailed				Assoc Pid#				Total		340,500		340,500										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
WHITCOMB JENNAH K MURPHY FRANCIS V JR				21754 03199		0245 0417		07-06-2017		Q	U	245,000 0		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
															2025	101	205,400	2024	101	188,600	2023	101	173,500			
															101	114,100		101	114,100		101	103,700				
															101	900		101	900		101	500				
				Total									Total	320,400	Total		303,600		Total		277,700					
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 (CONTINUED)		
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage	0	
Units	1	
MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0
COST / MARKET VALUATION		
Adj Base Rate	158.06	
RCN	322,204	
Net Other Adj		
Year Built	1953	
Effective Year Built	1995	
Depreciation Code	GD	
Remodel Rating		
Year Remodeled		
Depreciation %	30	
Functional Obsol		
External Obsol		
Cost Trend Factor	1	
Condition		
% Complete		
Overall % Condition	70	
RCNLD	225,500	
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

7 XF - BUILDING EXTRA FEATURES(B)							
Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
2.00	1994	60	0.00	AV	A	1.00	900

SUMMARY SECTION				
ing	Gross	Eff Area	Unit Cost	Undeprec Value
0	912		35.76	32,615
1,008	1,008		179.20	180,635
0	264		71.95	18,995
456	912		89.60	81,716
0	168		26.67	4,480
0	104		36.18	3,763
1,464	3,368			322,204

