

State Use 101
Print Date 11/20/2025 8:20:18 A

CURRENT OWNER						TOPO TYPE				UTILITY			STREET		LOCATION		CURRENT ASSESSMENT														
SUPRIN RYAN TR 41 VILLANOVA ST SPRINGFIELD MA 01108 GIS ID F_374380_2853024																Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	123400		123,400												
														RES LAND		101	76000		76,000												
						DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	700		700												
						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		200,100		200,100													
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
SUPRIN RYAN TR SUPRIN RYAN MAGNI PROPERTIES LLC HERRICK JACOB LAPERLE HERMAN J + RITA B,						25515	0131	07-31-2024		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
						24960	0276	04-04-2023		U	I	201,260		1	2025	101	112,000	2024	101	96,800	2023	101	76,800								
						22774	0460	07-26-2019		U	I	98,700		1L	101	76,000	101	76,000	101	69,000											
						18119	0571	12-17-2009		U	I	125,000		1J	101	3,300	101	3,300	101	2,700											
						02274	0410	10-28-1953		U	I	0			Total	191,300	Total	176,100	Total	148,500											
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				APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 123,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 76,000 Special Land Value 0 Total Appraised Parcel Value 200,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 200,100																	
0001						101				MF																					
NOTES																															
TOWN LINE BSCTS HOUSE 90% IN EL																															
FY11 ADDRESS CHG FROM 339 DWIGHT RD																															
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-23-499		07-12-2023		5	DEMOLITION		100		06-30-2025		100	06-30-2025		RECK 6/25 - DEMO		06-30-2025					334	15	PERMIT VISIT								
201303007		11-06-2013		21	SIDING		3,500		04-25-2014		100	04-25-2014				03-20-2024					334	2	MEASURED								
201102824		10-25-2011		18	CHIMNEY		1,000							REPLACE OLD NVC		04-25-2014					317	15	PERMIT VISIT								
303		12-02-2009		1	PORCH		12,350							OC 12/10/2009 REP		05-11-2012					317	15	PERMIT VISIT								
																01-20-2012					317	16	FIELDREV CHG								
																01-14-2010					316	15	PERMIT VISIT								
																04-06-2004					316	3	MEAS+INSPECTD								
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				10,524	SF	10.55	0.760	3	LAND	1.00		MF	1.00				0	TRF3	0.9	1.000	7.22	76,000					
Total Card Land Units								0.24	AC	Parcel Total Land Area: 0.24								Total Land Value								76,000					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	2	HIP			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	152.44	
Interior Floor 2	4	CARPET	RCN	209,224	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1920	
AC Type	03	FULL	Effective Year Built	1995	
Bedrooms	2		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	30	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol	5	
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition	PT	
Kitchen Style	A	AVERAGE	% Complete	59	
Extra Kitchens	0		Overall % Condition	59	
Extra Kitchen St	N	NONE	RCNLD	123,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues	0		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	80	12.00	2025	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	840		34.10	28,647	
CNP	CANOPY	0	166		8.22	1,364	
EPF	ENCL PORCH	0	50		85.26	4,263	
FFL	1ST FLOOR	840	840		170.52	143,234	
OPF	OPEN PORCH	0	176		17.44	3,069	
UAT	UNFIN ATTC	0	840		34.10	28,647	
Ttl Gross Liv / Lease Area		840	2,912			209,224	

