

State Use 101
Print Date 11/20/2025 10:37:00

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
BARROWS RICHARD III BARROWS MALINA 115 AVERY ST EAST LONGMEADOW MA 01028 GIS ID F_375582_2851462												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		247600		247,600																	
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		129400		129,400																	
																900		900																	
				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		377,900		377,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
BARROWS RICHARD III FRIEL STEPHEN J CONWAY				20803 0390		07-27-2015		Q		I		242,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed											
				06634 0184		09-25-1987		U		I		161,500				2025	101	231,000	2024	101	215,900	2023	101	197,600											
				04047 0009		09-27-1974		U		I		0					101	129,400		101	129,400		101	117,000											
																	101	900		101	900		101	900											
				Total												Total		361,300		Total		346,200		Total		315,500									
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) 247,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 129,400 Special Land Value 0 Total Appraised Parcel Value 377,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 377,900																					
0001						101				NA																									
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				
														201701417	06-19-2017	11	POOL		3,500	03-01-2018	100	03-01-2018		18' ABOVE GROUND		03-26-2025			334	3	MEAS+INSPECTED				
														201203246	10-09-2012	12	REROOF		12,800					NVC		03-01-2018			333	15	PERMIT VISIT				
201102703	09-30-2011	9	ALTERATION		2,705					NVC DOORS		09-18-2015			317	3	MEAS+INSPECTED																		
7	01-20-1998	7	REMODEL		17,000							05-10-2013			105	15	PERMIT VISIT																		
														03-23-2012			317	15	PERMIT VISIT																
														04-26-2004			319	14	INSPECTED																
														04-06-2004			250	22	MAILER SENT																
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	RB				34,609	SF	3.56	1.050	6	LAND	1.00	NA	1.00			0		1.000	3.74	129,400													
Total Card Land Units							0.79	AC	Parcel Total Land Area: 0.79							Total Land Value							129,400												

CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description
Central Vac	0	NO
Basement Floor		
Bsmt Garage		
Units	1	
MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0
COST / MARKET VALUATION		
Adj Base Rate	141.24	
RCN	348,711	
Net Other Adj		
Year Built	1974	
Effective Year Built	1996	
Depreciation Code	GD	
Remodel Rating		
Year Remodeled		
Depreciation %	29	
Functional Obsol		
External Obsol		
Cost Trend Factor	1	
Condition		
% Complete		
Overall % Condition	71	
RCNLD	247,600	
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

XF - BUILDING EXTRA FEATURES(B)							
Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Val
0.00	2017	70	0.00	GD	A	1.00	900

SUMMARY SECTION				
ing	Gross	Eff Area	Unit Cost	Undeprec Value
0	782		30.26	23,662
1,066	1,066		151.68	161,690
0	554		60.78	33,673
0	47		16.14	758
816	816		151.68	123,770
0	168		30.70	5,157
1,882	3,433			348,713

