

State Use 101  
Print Date 11/20/2025 12:04:58

| CURRENT OWNER                                                                                                 |  |            |  | TOPO TYPE         |  | UTILITY                                                         |  | STREET  |  | LOCATION    |  | CURRENT ASSESSMENT |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|---------------------------------------------------------------------------------------------------------------|--|------------|--|-------------------|--|-----------------------------------------------------------------|--|---------|--|-------------|--|--------------------|--|------------|--|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|------------------------------|--|-----------------------------|--|---------|--|---------|--|--------------|--|------------------|--|-------|--|-----------------|--|---|--|--------|--|---------------|--|------------|--|---------|--|
| BENKERT NICHOLAS<br>BENKERT LISA<br>57 CARA LN<br><br>EAST LONGMEADOW MA 01028<br><br>GIS ID F_384770_2857903 |  |            |  |                   |  |                                                                 |  |         |  |             |  | Description        |  | Code       |  | Appraised                                                                                                                                                                                                                                                                                                                                    |  | Assessed                     |  | 1006<br><br>EAST LONGMEADOW |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | TOPO WET          |  | EASEMENT                                                        |  | TRAFFIC |  | CORNER      |  | RESIDNTL.          |  | 101        |  | 291300                                                                                                                                                                                                                                                                                                                                       |  | 291,300                      |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | DRAINAGE          |  |                                                                 |  | VIEW    |  | COMMUNITY   |  | RES LAND           |  | 101        |  | 133500                                                                                                                                                                                                                                                                                                                                       |  | 133,500                      |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  |                   |  |                                                                 |  |         |  |             |  | RESIDNTL.          |  | 101        |  | 2300                                                                                                                                                                                                                                                                                                                                         |  | 2,300                        |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | SUPPLEMENTAL DATA |  |                                                                 |  |         |  |             |  |                    |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| Alt Prcl ID<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed                                    |  |            |  |                   |  | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid# |  |         |  |             |  |                    |  | Total      |  | 427,100                                                                                                                                                                                                                                                                                                                                      |  | 427,100                      |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| RECORD OF OWNERSHIP                                                                                           |  |            |  | BK-VOL/PAGE       |  | SALE DATE                                                       |  | Q/U     |  | V/I         |  | SALE PRICE         |  | VC         |  | PREVIOUS ASSESSMENTS (HISTORY)                                                                                                                                                                                                                                                                                                               |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| BENKERT NICHOLAS<br>WHITMAN,DONNA M<br>O'CONNOR CATHERINE E,<br>BLAIS G + D CONSTRUCTION<br>COTE NORMAN J     |  |            |  | 13817 0437        |  | 12-03-2003                                                      |  | U       |  | I           |  | 270,000            |  | 1 1<br>1   |  | Year                                                                                                                                                                                                                                                                                                                                         |  | Code                         |  | Assessed                    |  | Year    |  | Code    |  | Assessed     |  | Year             |  | Code  |  | Assessed        |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | 10284 0423        |  | 05-15-1998                                                      |  | U       |  | I           |  | 165,000            |  |            |  | 2025                                                                                                                                                                                                                                                                                                                                         |  | 101                          |  | 265,600                     |  | 2024    |  | 101     |  | 249,300      |  | 2023             |  | 101   |  | 238,200         |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | 08746 0421        |  | 02-16-1994                                                      |  | U       |  | I           |  | 150,260            |  |            |  | 101                                                                                                                                                                                                                                                                                                                                          |  | 133,500                      |  | 101                         |  | 133,500 |  | 101     |  | 121,500      |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | 08524 0020        |  | 08-12-1993                                                      |  | U       |  | V           |  | 1                  |  |            |  | 101                                                                                                                                                                                                                                                                                                                                          |  | 2,300                        |  | 101                         |  | 2,300   |  | 101     |  | 1,400        |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  | 08175 0243        |  | 09-21-1992                                                      |  | U       |  | V           |  | 275,000            |  |            |  | 1                                                                                                                                                                                                                                                                                                                                            |  | Total                        |  | 401,400                     |  | Total   |  | 385,100 |  | Total        |  | 361,100          |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 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<br><br>Appraised BLDG. Value (Card) 291,300<br>Appraised Xf (B) Value (Bldg) 0<br>Appraised Ob (B) Value (Bldg) 2,300<br>Appraised Land Value (Bldg) 133,500<br>Special Land Value 0<br>Total Appraised Parcel Value 427,100<br>Valuation Method C<br><br>Adjustment<br><br>Net Total Appraised Parcel Value 427,100 |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| Nbhd                                                                                                          |  |            |  | Nbhd Name         |  |                                                                 |  | Tracing |  |             |  | Batch              |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 0001                                                                                                          |  |            |  |                   |  |                                                                 |  | 101     |  |             |  | NA                 |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| NOTES                                                                                                         |  |            |  |                   |  |                                                                 |  |         |  |             |  |                    |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| SUB DIV #724                                                                                                  |  |            |  |                   |  |                                                                 |  |         |  |             |  |                    |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  |                              |  |                             |  |         |  |         |  |              |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 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   |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 202202937                                                                                                     |  | 10-20-2022 |  | 7                 |  | REMODEL                                                         |  | 39,000  |  | 07-03-2023  |  | 100                |  | 04-28-2023 |  | BATH- REPLC WIN                                                                                                                                                                                                                                                                                                                              |  | 07-21-2023                   |  |                             |  |         |  | 334 15  |  | PERMIT VISIT |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 201702940                                                                                                     |  | 11-20-2017 |  | 91                |  | INSULATION                                                      |  | 1,806   |  |             |  | 0                  |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  | 04-27-2017                   |  |                             |  |         |  | 317 15  |  | PERMIT VISIT |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 201602361                                                                                                     |  | 08-18-2016 |  | 12                |  | REROOF                                                          |  | 9,800   |  | 04-27-2017  |  | 100                |  | 04-27-2017 |  |                                                                                                                                                                                                                                                                                                                                              |  | 04-08-2011                   |  |                             |  |         |  | 317 2   |  | MEASURED     |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 78                                                                                                            |  | 04-01-1995 |  | MN                |  | Manual Note                                                     |  | 2,893   |  |             |  |                    |  |            |  | DECK                                                                                                                                                                                                                                                                                                                                         |  | 10-08-2002                   |  |                             |  |         |  | 274 14  |  | INSPECTED    |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 312                                                                                                           |  | 10-01-1993 |  | MN                |  | Manual Note                                                     |  | 75,000  |  |             |  |                    |  |            |  | DWELLING                                                                                                                                                                                                                                                                                                                                     |  | 09-23-2002                   |  |                             |  |         |  | 250 22  |  | MAILER SENT  |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  |                   |  |                                                                 |  |         |  |             |  |                    |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  | 09-18-2002                   |  |                             |  |         |  | 274 2   |  | MEASURED     |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
|                                                                                                               |  |            |  |                   |  |                                                                 |  |         |  |             |  |                    |  |            |  |                                                                                                                                                                                                                                                                                                                                              |  | 12-28-1995                   |  |                             |  |         |  | 107 15  |  | PERMIT VISIT |  |                  |  |       |  |                 |  |   |  |        |  |               |  |            |  |         |  |
| 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           |  | RA                                                              |  |         |  |             |  |                    |  | 40,000     |  | SF                                                                                                                                                                                                                                                                                                                                           |  | 3.12                         |  | 1.050                       |  | 6       |  | LAND    |  | 1.00         |  | NA               |  | 1.00  |  |                 |  | 0 |  |        |  | 1.000         |  | 3.28       |  | 131,200 |  |
| 1                                                                                                             |  | 101        |  | ONE FAM           |  | RA                                                              |  |         |  |             |  |                    |  | 0.330      |  | AC                                                                                                                                                                                                                                                                                                                                           |  | 7,000.00                     |  | 1.000                       |  | 0       |  |         |  | 1.00         |  | NA               |  | 1.00  |  |                 |  | 0 |  |        |  | 1.000         |  | 7,000      |  | 2,300   |  |
| Total Card Land Units                                                                                         |  |            |  |                   |  |                                                                 |  |         |  |             |  |                    |  | 1.25       |  | AC                                                                                                                                                                                                                                                                                                                                           |  | Parcel Total Land Area: 1.25 |  |                             |  |         |  |         |  |              |  | Total Land Value |  |       |  |                 |  |   |  |        |  | 133,500       |  |            |  |         |  |

Property Location 57 CARA LN  
Vision ID 3687

Account # 3750

Map ID 46/ 36/ 11/ /  
Bldg # 1

Bldg Name  
Sec # 1 of 1

Card # 1 of 1

State Use 101  
Print Date 11/20/2025 12:04:58

| CONSTRUCTION DETAIL |      |               | CONSTRUCTION DETAIL (CONTINUED) |             |             |
|---------------------|------|---------------|---------------------------------|-------------|-------------|
| Element             | Cd   | Description   | Element                         | Cd          | Description |
| Style               | 05   | CAPE          | Central Vac                     | 1           | YES         |
| Model               | 01   | RESIDENTIAL   | Basement Floor                  | 12          | CONCRETE    |
| Grade               | C+   | AVG. (+)      | Bsmt Garage                     | 1           |             |
| Stories             | 1.75 | 1 3/4 STORIES | Units                           | 1           |             |
| Foundation          | 1    | CONCRETE      | MIXED USE                       |             |             |
| Exterior Wall 1     | 4    | VINYL         | Code                            | Description |             |
| Exterior Wall 2     |      |               | 101                             | ONE FAM     |             |
| Roof Structure      | 1    | GABLE         |                                 | 100         |             |
| Roof Cover          | 1    | ASPHALT SH    |                                 | 0           |             |
| Interior Wall 1     | 1    | DRYWALL       |                                 | 0           |             |
| Interior Wall 2     |      |               | COST / MARKET VALUATION         |             |             |
| Interior Floor 1    | 4    | CARPET        | Adj Base Rate                   | 157.94      |             |
| Interior Floor 2    |      |               | RCN                             | 355,299     |             |
| Heat Fuel           | 2    | GAS           | Net Other Adj                   |             |             |
| Heat Type           | 1    | FORCED H/A    | Year Built                      | 1993        |             |
| AC Type             | 03   | FULL          | Effective Year Built            | 2007        |             |
| Bedrooms            | 3    |               | Depreciation Code               | GD          |             |
| Full Baths          | 2    |               | Remodel Rating                  |             |             |
| Half Baths          | 1    |               | Year Remodeled                  |             |             |
| Extra Fixtures      | 1    |               | Depreciation %                  | 18          |             |
| Total Rooms         | 6    |               | Functional Obsol                |             |             |
| Bath Style          | G    | GOOD          | External Obsol                  |             |             |
| Half Bath Style     | G    | GOOD          | Cost Trend Factor               | 1           |             |
| Kitchens            | 1    |               | Condition                       |             |             |
| Kitchen Style       | G    | GOOD          | % Complete                      |             |             |
| Extra Kitchens      | 0    |               | Overall % Condition             | 82          |             |
| Extra Kitchen St    | N    | NONE          | RCNLD                           | 291,300     |             |
| FBM Sqft            | 245  |               | Dep % Ovr                       |             |             |
| FBM Quality         | 1    |               | 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   | 216   | 12.00      | 2001   | 70 | 0.00 | GD   | G   | 1.25 | 2,300      |
|                                                                    |             |    |          |     |       |            |        |    |      |      |     |      |            |

| BUILDING SUB-AREA SUMMARY SECTION |             |        |       |          |           |                |  |
|-----------------------------------|-------------|--------|-------|----------|-----------|----------------|--|
| Subarea                           | Description | Living | Gross | Eff Area | Unit Cost | Undeprec Value |  |
| BMT                               | BASEMENT    | 0      | 816   |          | 39.39     | 32,139         |  |
| FFL                               | 1ST FLOOR   | 816    | 816   |          | 197.17    | 160,890        |  |
| OFP                               | OPEN PORCH  | 0      | 204   |          | 19.33     | 3,943          |  |
| TQS                               | 3/4 STORY   | 765    | 1,020 |          | 147.88    | 150,835        |  |
| WDK                               | WOOD DECK   | 0      | 192   |          | 39.02     | 7,492          |  |
| Ttl Gross Liv / Lease Area        |             | 1,581  | 3,048 |          |           | 355,299        |  |

