

State Use 101
Print Date 11-21-2025 9:10:07 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
GUNTHER ERIC JOHN GUNTHER SAMANTHA L 112 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_387695_2842618												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		265600		265,600																	
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		138800		138,800																	
												RESIDNTL.		101		25100		25,100																	
				Alt Prcl ID SP Permit Chapter Land OC Dates 7/12/2013 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		429,500		429,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
GUNTHER ERIC JOHN WILKINSON DUSTIN E HAMYLAK SARAH A GUILLOW SARAH A, RALEIGH,WILLIAM				22607		0087		04-01-2019		Q		I		325,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				20567		0236		01-15-2015		Q		I		289,900		00		2025		101		240,800		2024		101		222,200		2023		101		203,600	
				19725		0108		03-13-2013		U		I		100		1A				101		138,800				101		138,800				101		126,800	
				17594		0279		12-29-2008		U		I		260,000						101		25,100				101		25,100				101		20,600	
				17248		0157		04-16-2008		U		I		189,800		1L																			
				Total														Total		404,700		Total		386,100		Total		351,000							
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														APPRaised VALUE SUMMARY																	
Nbhd				Nbhd Name				Tracing				Batch				Appraised BLDG. Value (Card)														265,600					
0001								101				MG				Appraised Xf (B) Value (Bldg)														0					
NOTES																		Appraised Ob (B) Value (Bldg)														25,100			
																		Appraised Land Value (Bldg)														138,800			
																		Special Land Value														0			
																		Total Appraised Parcel Value														429,500			
																		Valuation Method														C			
																		Adjustment																	
																		Net Total Appraised Parcel Value														429,500			
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							
201800423		02-07-2018		7		REMODEL		20,100		06-18-2018		100		06-18-2018		MSTR CLOSET		06-18-2018						333		15		PERMIT VISIT							
201701920		06-21-2017		17		DECK		6,000		02-28-2018		100		02-28-2018		16X16 AROUND PO		02-28-2018						333		15		PERMIT VISIT							
201701917		06-21-2017		11		POOL		7,800		02-28-2018		100		02-28-2018		30' ABOVE GROUND		04-11-2014						317		15		PERMIT VISIT							
201301740		06-18-2013		3		GARAGE		32,750				100		04-11-2014		OC 7/12/2013 24X2		07-09-2013						317		15		PERMIT VISIT							
201102913		11-19-2011		25		WINDOWS		7,528								13 REPLACEMENT		04-20-2012						317		15		PERMIT VISIT							
130		04-21-2006		8		RENOVATION		9,129								OC 5/15/2006-CON		01-20-2012						317		16		FIELDREV CHG							
																		03-20-2009						317		2		MEASURED							
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	1.200	7	LAND	1.00	MG	1.00			0		TRF2	0.9	1.000	3.37	134,800								
1	101	ONE FAM		RA				0.570		AC		7,000.00	1.000	0		1.00	MG	1.00			0				1.000	7,000	4,000								
Total Card Land Units								1.49		AC		Parcel Total Land Area: 1.49														Total Land Value				138,800					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)							
Element		Cd	Description			Element		Cd	Description				
Style	05		CAPE			Central Vac	0	NO					
Model	01		RESIDENTIAL			Basement Floor	12	CONCRETE					
Grade	C+		AVG. (+)			Bsmt Garage							
Stories	1.75		1 3/4 STORIES			Units	1						
Foundation	3		MASONRY			MIXED USE							
Exterior Wall 1	4		VINYL			Code	Description				Percentage		
Exterior Wall 2						101	ONE FAM				100		
Roof Structure	1		GABLE								0		
Roof Cover	1		ASPHALT SH								0		
Interior Wall 1	2		PLASTER			COST / MARKET VALUATION							
Interior Wall 2						Adj Base Rate					148.95		
Interior Floor 1	4		CARPET			RCN					379,364		
Interior Floor 2	3		HARDWOOD			Net Other Adj							
Heat Fuel	1		OIL			Year Built					1831		
Heat Type	5		STEAM			Effective Year Built					1995		
AC Type	01		NONE			Depreciation Code					GD		
Bedrooms	5					Remodel Rating							
Full Baths	2					Year Remodeled							
Half Baths	0					Depreciation %					30		
Extra Fixtures	2					Functional Obsol							
Total Rooms	8					External Obsol							
Bath Style	A		AVERAGE			Cost Trend Factor					1		
Half Bath Style						Condition							
Kitchens	1					% Complete							
Kitchen Style	A		AVERAGE			Overall % Condition					70		
Extra Kitchens	0					RCNLD					265,600		
Extra Kitchen St						Dep % Ovr							
FBM Sqft						Dep Ovr Comment							
FBM Quality						Misc Imp Ovr							
FIN ATC Sqft						Misc Imp Ovr Comment							
FIN ATC Quality						Cost to Cure Ovr							
Fireplaces	1					Cost to Cure Ovr Comment							
WS Flues													
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	180	12.00	1965	60	0.00	AV	A	1.00	1,300
16	SHOP/LFT			L	220	40.00	1831	60	0.00	AV	A	1.00	5,300
04	GARAGE/L			L	576	36.00	2013	70	0.00	GD	A	1.00	14,500
07	POOL A-C	OB	Outbuildi	L	27	69.00	2017	70	0.00	GD	A	1.00	1,300
22	WOOD DK			L	256	15.00	2017	70	0.00	GD	A	1.00	2,700
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
ATC	ATTIC					53	210		44.49		9,343		
BMT	BASEMENT					0	954		35.29		33,670		
BNT	BSMT ENTRY					0	50		10.58		529		
EFP	ENCL PORCH					0	55		89.74		4,936		
FFL	1ST FLOOR					1,219	1,219		176.28		214,891		
TQS	3/4 STORY					572	763		132.16		100,835		
UTQ	UNFIN TQS					0	191		79.37		15,160		
Ttl Gross Liv / Lease Area						1,844	3,442				379,364		

