

State Use 101
Print Date 11-21-2025 10:28:03

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
FERENCE DAVID M + KARRY A 35 HIGH PINE CR EAST LONGMEADOW MA 01028 GIS ID F_390096_2851745												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	400200		400,200															
												RES LAND		101	157400		157,400															
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	11300		11,300															
				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		568,900		568,900																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
FERENCE DAVID M + KARRY A LECLAIR JEFFREY D LECLAIR JEFFREY D, MILLEY KENNETH S +, MILLEY KENNETH S +,				20472	0600	10-24-2014	Q	I	342,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
				18894	0450	08-29-2011	U	I	1		1A	2025	101	374,300	2024	101	351,100	2023	101	327,000												
				12516	0255	08-19-2002	U	I	420,000				101	157,400		101	157,400		101	143,400												
				12516	0252	07-21-2002	U	I	420,000		1F		101	11,300		101	11,300		101	11,300												
				08595	0017	10-14-1993	U	I	283,500																							
												Total		543,000		Total		519,800		Total		481,700										
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																APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 400,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,300 Appraised Land Value (Bldg) 157,400 Special Land Value 0 Total Appraised Parcel Value 568,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 568,900																
Nbhd		Nbhd Name			Tracing			Batch																								
0001					101			NG																								
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											
233		08-19-2002		20	WOOD STOVE		1,000					OC 8/20/02				02-20-2015	01		317	3	MEAS+INSPCTD											
327		11-01-1993		MN	Manual Note		990					DECK				01-11-2008			317	3	MEAS+INSPCTD											
5		01-01-1990		MN	Manual Note		28,000					ADDN				12-06-2007			250	22	MAILER SENT											
220		07-01-1987		MN	Manual Note		6,000					IG POOL				06-28-2007			311	1	LEFT NOTICE											
27		02-01-1987		MN	Manual Note		150,000					SFR				02-13-2003			274	15	PERMIT VISIT											
																11-12-2001			247	14	INSPECTED											
																10-01-2001			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	RA				40,000	SF	3.12	1.250	8	LAND	1.00	NG	1.00			0		1.000	3.9	156,000										
1	101	ONE FAM	RA				0.200	AC	7,000.00	1.000	0		1.00	NG	1.00			0		1.000	7,000	1,400										
Total Card Land Units																1.12	AC	Parcel Total Land Area: 1.12				Total Land Value										157,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	
Grade	B	GOOD	Bsmt Garage		
Stories	2.00	2 Story	Units	1	
Foundation	1		MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		126.01
Interior Floor 1	4	CARPET	RCN		579,973
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1987
Heat Type	1	FORCED H/A	Effective Year Built		1994
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		31
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		69
Extra Kitchens	0		RCNLD		400,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1273		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		Cost to Cure Ovr Comment		
WS Flues	1				

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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1987	60	0.00	AV	A	1.00	11,300

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,592		34.13	54,340
CFL	CATHEDRAL CE	374	374		175.91	65,790
FFL	1ST FLOOR	1,346	1,346		170.88	230,007
GAR	GARAGE	0	616		68.24	42,037
OFP	OPEN PORCH	0	201		17.00	3,418
OSP	SCRN PORCH	0	190		26.08	4,956
SFL	2ND FLOOR	986	986		170.88	168,490
WDK	WOOD DECK	0	320		34.18	10,936
Ttl Gross Liv / Lease Area		2,706	5,625			579,973

