

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
GELINAS MARIE THERESE 150 FERNWOOD DR EAST LONGMEADOW MA 01028 GIS ID F_388828_2850992 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	266700		266,700						
												RES LAND		101	148700		148,700						
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	800		800						
				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				416,200						416,200													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
GELINAS MARIE THERESE GELINAS DAVID R +,				10763	0247	05-13-1999	U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				03413	0435	04-10-1969	U	I	0		2025	101	242,500	2024	101	224,400	2023	101	206,200				
											101	148,700		101	148,700		101	134,600					
											101	800		101	800		101	500					
Total												Total	392,000	Total		373,900	Total		341,300				
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		YEAR	Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 266,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 148,700 Special Land Value 0 Total Appraised Parcel Value 416,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 416,200									
Total																							
Nbhd		Nbhd Name				Tracing		Batch															
0001						101		MG															
NOTES																							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	21	SPLIT LEVL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	0	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	143.83	
Interior Floor 2	3	HARDWOOD	RCN	423,294	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1967	
AC Type	01	NONE	Effective Year Built	1988	
Bedrooms	5		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St	N	NONE	RCNLD	266,700	
FBM Sqft	600		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues	1		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	112	12.00	1993	60	0.00	AV	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	624		35.08	21,892	
EFP	ENCL PORCH	0	242		87.57	21,191	
FFL	1ST FLOOR	1,324	1,324		175.13	231,875	
GAR	GARAGE	0	460		70.05	32,224	
LLV	LOWR LEVEL	0	600		43.78	26,270	
TQS	3/4 STORY	468	624		131.35	81,962	
WDK	WOOD DECK	0	224		35.18	7,881	
Ttl Gross Liv / Lease Area		1,792	4,098			423,294	

