

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT															
TRUONG NHAC D 40 WATERMAN AVE EAST LONGMEADOW, MA 01028 Additional Owners:						1 TYPCL						Description		Code		Appraised Value		Assessed Value									
												RESIDENTL.		101		268,800		268,800									
												RES LAND		101		78,100		78,100									
												RESIDENTL.		101		600		600									
SUPPLEMENTAL DATA										VISION																	
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377966_2853097						Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																					
Total																				347,500		347,500					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
TRUONG NHAC D GERACI,JOHN LANGONE FRANK J, LANGONE FRANK J,				17939/ 498 14329/ 31 8974/ 103 05629/ 0466		08/11/2009 07/07/2004 10/20/1994 06/11/1984		U	I	V	325,000 82,000 100 1,300	G A E	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
													2015	101	254,300		2014	B	261,400		2013	B	255,900				
													2015	101	78,100		2014	L	80,600		2013	L	80,600				
													2015	101	600		2014	O	700		2013	O	800				
Total:													333,000		Total:		342,700		Total:		337,300						
EXEMPTIONS				OTHER ASSESSMENTS																							
Year	Type	Description		Amount		Code	Description		Number		Amount		Comm. Int.		This signature acknowledges a visit by a Data Collector or Assessor												
Total:																											
ASSESSING NEIGHBORHOOD																		APPRAISED VALUE SUMMARY									
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																
0001/A								101			MA																
NOTES																		APPRAISED VALUE SUMMARY									
76` X 48` CAPE W/ ATTACHED TWO CAR GARAGE HST ABV GARAGE, HAS CAPACITY FOR IN-LAW APT NOT A FULL KITCHEN (SINK ONLY) ONLY IMPROVEMENT OVERRI T FOR NBH OBS APPLIED FY16 HST STORIES CORRECTED 100% USEABLE																											
Total Appraised Parcel Value																								347,500			
Valuation Method:																		C									
Adjustment:																		0									
Net Total Appraised Parcel Value																		347,500									
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							
201102808		10/24/2011		37	3 SEASON RM		4,200			0			ENCLOSE EXISTING DWELLING		05/11/2012			317	15	PERMIT VISIT							
38		02/17/2005		10	SHED		5,000			0					03/13/2009			250	14	INSPECTED							
266		09/03/2004		2	DWELLING		175,000			0			SEE NOTES		11/09/2007			317	14	INSPECTED							
															12/21/2006			311	11	ENTRY DENIED							
															12/21/2006			311	15	PERMIT VISIT							
LAND LINE VALUATION SECTION																											
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing			S Adj Fact	Adj. Unit Price	Land Value			
1	101	ONE FAM			RC				10,000	SF	7.81	1.0000	5	1.0000	1.00	MA	1.00			Spec Use	Spec Calc	1.00	7.81	78,100			
Total Card Land Units:										0.23 AC	Parcel Total Land Area:0.23 AC										Total Land Value:						78,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	C		AVERAGE	FBM Sqft	905		
Stories	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	2		SOFTWOOD	Adj. Base Rate:		78.65	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		323,862	
AC Type	03		FULL	AYB		2004	
Bedrooms	5			EYB		2007	
Full Baths	4			Dep Code		AG	
Half Baths	1			Remodel Rating			
Extra Fixtures	3			Year Remodeled			
Total Rooms	11			Dep %		7	
Bath Style	G		GOOD	Functional ObsInc		10	
Kitchen Style	G		GOOD	External ObsInc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		83	
Bsmt Garage				Apprais Val		268,800	
Units	1			Dep % Ovr		0	
WS Flues	1			Dep Ovr Comment			
FBM Quality	3			Misc Imp Ovr		0	
Fireplaces	0			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	120	7.48	2005	A		GD	70	600

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,810		15.73	28,470
CFL	CATHEDRAL CE	198	198		81.03	16,044
EFP	ENCL PORCH	0	220		23.59	5,191
FFL	1ST FLOOR	1,612	1,612		78.65	126,777
GAR	GARAGE	0	1,248		31.45	39,244
HST	HALF STORY	1,264	2,528		39.32	99,408
OFP	OPEN PORCH	0	160		7.86	1,258
PAT	PATIO	0	1,050		3.97	4,168
WDK	WOOD DECK	0	300		11.01	3,303
Ttl. Gross Liv/Lease Area:		3,074	9,126	4,118		323,862

