

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT															
MARUCA UMBERTO 71 HIGHLANDVIEW AVE EAST LONGMEADOW, MA 01028 Additional Owners:						1 TYPCL						Description		Code		Appraised Value		Assessed Value									
												RESIDENTL.		101		246,400		246,400									
												RES LAND		101		79,800		79,800									
												RESIDENTL.		101		3,500		3,500									
SUPPLEMENTAL DATA										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_377473_2853307 Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																	
Total																				329,700		329,700					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
MARUCA UMBERTO				04810/ 0171		08/08/1979		U	I	0			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
													2015	101	246,400		2014	B	256,500		2013	B	248,500				
													2015	101	79,800		2014	L	82,500		2013	L	82,500				
													2015	101	3,500		2014	O	5,500		2013	O	5,600				
Total:												329,700		Total:		344,500		Total:		336,600							
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																		Sub Div 932									
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					
116		05/01/1989		MN	Manual Note			5,000			0			POOL		08/23/2013				317	16	FIELDREV CHG					
42		01/01/1984		MN	Manual Note			0			0			GAR		06/24/2004				317	16	FIELDREV CHG					
																04/20/2004				319	3	MEAS+INSPCTD					
																01/20/1994				105	15	PERMIT VISIT					
																03/10/1993				131	15	PERMIT VISIT					
LAND LINE VALUATION SECTION																											
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	SF	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				15,500		5.15	1.0000	5	1.0000	1.00	MA	1.00						1.00	5.15	79,800		
Total Card Land Units:										0.36 AC		Parcel Total Land Area:0.36 AC										Total Land Value:					79,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	06		COLONIAL	#Heat Sys	1		YES	
Model	01		RESIDENTIAL	Central Vac	1			
Grade	C		AVERAGE	FBM Sqft	1193			
Stories	2.00		2 Story	Int vs Ext	S			
Foundation	1		CONCRETE	MIXED USE				
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage	
Exterior Wall 2				101	ONE FAM		100	
Roof Structure	1		GABLE					
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2								
Interior Floor 1	4		CARPET					
Interior Floor 2				COST/MARKET VALUATION				
Heat Fuel	3		ELECTRIC	Adj. Base Rate:		74.47		
Heat Type	6		ELECTRC BB	Replace Cost		328,485		
AC Type	01		NONE	AYB		1981		
Bedrooms	6			EYB		1989		
Full Baths	3			Dep Code		AV		
Half Baths	0			Remodel Rating				
Extra Fixtures	0			Year Remodeled				
Total Rooms	9			Dep %		25		
Bath Style	A			Functional Obslnc				
Kitchen Style	A			External Obslnc				
Kitchens	2			Cost Trend Factor		1		
Extra Kitchens	0			Condition				
Frame	1	% Complete						
Basement Floor	12	Overall % Cond		75				
Bsmt Garage		WOOD		Apprais Val		246,400		
Units	1	Dep % Ovr		0				
WS Flues	1	Dep Ovr Comment						
FBM Quality	3	Misc Imp Ovr		0				
Fireplaces	2	Misc Imp Ovr Comment						
		Cost to Cure Ovr		0				
		Cost to Cure Ovr Comment						

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	160	7.48	1983	F		PR	30	300
22	WOOD DK			L	573	9.20	1989	A		AV	60	3,200

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,704		14.90	25,394
EFP	ENCL PORCH	0	520		22.34	11,617
FFL	1ST FLOOR	1,344	1,344		74.47	100,087
GAR	GARAGE	0	644		29.83	19,213
OPF	OPEN PORCH	0	256		7.56	1,936
OSP	SCRN PORCH	0	384		11.25	4,319
SFL	2ND FLOOR	2,201	2,201		74.47	163,907
WDK	WOOD DECK	0	192		10.47	2,011
Ttl. Gross Liv/Lease Area:		3,545	7,245	4,411		328,485

