

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 4ST LONGMEADOW, MA 01028 VISION							
KUSELIAS GEORGE A KUSELIAS LYNN A 11 PINEYWOODS DR EAST LONGMEADOW, MA 01028 Additional Owners:				1		TYPCL						Description		Code	Appraised Value		Assessed Value										
												RESIDENTL.		101	185,800		185,800										
												RES LAND		101	107,000		107,000										
												RESIDENTL.		101	24,000		24,000										
SUPPLEMENTAL DATA																											
Other ID: SP Permit HO Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_393826_2842024						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																					
														Total:		316,800		316,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i <th colspan="2">SALE PRICE</th> <td>V.C.<th colspan="10">PREVIOUS ASSESSMENTS (HISTORY)</th></td>	SALE PRICE		V.C. <th colspan="10">PREVIOUS ASSESSMENTS (HISTORY)</th>	PREVIOUS ASSESSMENTS (HISTORY)														
KUSELIAS GEORGE A				05578/ 0427		03/09/1984		U	I	94,500			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
													2018	101	192,600		2017	101	190,500		2016	101	188,500				
													2018	101	107,000		2017	101	104,800		2016	101	101,300				
													2018	101	24,000		2017	101	24,000		2016	101	24,000				
												Total:		323,600		Total:		319,300		Total:		313,800					
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor															
Year	Type	Description		Amount		Code	Description		Number	Amount												Comm. Int.					
														APPRAISED VALUE SUMMARY													
														Appraised Bldg. Value (Card)										185,800			
														Appraised XF (B) Value (Bldg)										0			
														Appraised OB (L) Value (Bldg)										24,000			
														Appraised Land Value (Bldg)										107,000			
														Special Land Value										0			
														Total Appraised Parcel Value										316,800			
														Valuation Method:										C			
														Adjustment:										0			
														Net Total Appraised Parcel Value										316,800			
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				
275		10/01/1993		MN	Manual Note		6,000				0				GARAGE		04/28/2018				333	2	MEASURED				
274		10/01/1993		MN	Manual Note		13,000				0				ADDITION		06/25/2005				274	2	MEASURED				
																	02/01/2000				247	14	INSPECTED				
																	11/23/1999				247	2	MEASURED				
																	02/14/1995				107	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				
																		Spec Use	Spec Calc								
1	101	ONE FAM		RA				31,181	SF	2.88	1.1900	7	1.0000	1.00	MG	1.00						1.00	3.43	107,000			
Total Card Land Units:								0.72 AC		Parcel Total Land Area:0.72 AC								Total Land Value:								107,000	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft	701		
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	2		CLAPBOARD	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	4		CARPET	Adj. Base Rate:		101.15	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W				
AC Type	01		NONE				
Bedrooms	4			Replace Cost	273,212		
Full Baths	2			AYB	1975		
Half Baths	1			EYB	1986		
Extra Fixtures	0			Dep Code	AG		
Total Rooms	8			Remodel Rating			
Bath Style	A		AVERAGE	Year Remodeled			
Kitchen Style	A		AVERAGE	Dep %	32		
Kitchens	1			Functional ObsInc			
Extra Kitchens	0			External ObsInc			
Frame	1		WOOD	Cost Trend Factor	1		
Basement Floor				Condition			
Bsmt Garage				% Complete			
Units	1			Overall % Cond	68		
WS Flues				Apprais Val	185,800		
FBM Quality	1			Dep % Ovr	0		
Fireplaces	1			Dep Ovr Comment			
				Misc Imp Ovr	0		
				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
11	POOL I-V	OB	Outbuilding	L	648	29.00	1981	A		AV	60	11,300
02	SHED/FR			L	80	7.48	1985	A		AV	60	400
04	GARAGE/L			L	576	30.48	1994	A		GD	70	12,300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,168		20.27	23,670	
FFL	1ST FLOOR	1,520	1,520		101.15	153,751	
GAR	GARAGE	0	528		40.42	21,343	
OFP	OPEN PORCH	0	96		10.54	1,012	
TQS	3/4 STORY	684	912		75.86	69,188	
WDK	WOOD DECK	0	298		14.26	4,248	
Ttl. Gross Liv/Lease Area:		2,204	4,522	2,701		273,212	

