

State Use 101
Print Date 12/18/2019 12:30:56

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
MRAZ JEFFREY J MRAZ STACY R 188 ELM STREET EAST LONGMEADOW MA 01028 GIS ID F_381839_2853980 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	165700		165,700						
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	81300		81,300						
												RESIDNTL.		101	12100		12,100						
				SUPPLEMENTAL DATA												Total		259,100		259,100			
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)							
MRAZ JEFFREY J SALEMI,VINCENT JR PORCELLI,DAVID BANKBOSTON NA, ZUNDELL,LISA M				13533	0140	08-29-2003	U	I	242,000		1	2019	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				11060	0453	01-06-2000	U	I	125,000		1S		101	161,300	2018	101	162,400	2017	101	159,500			
				10885	0008	08-11-1999	U	I	92,500		1L		101	79,000		101	79,000		101	77,400			
				10783	0041	05-27-1999	U	I	100,000		1		101	12,100		101	12,100		101	12,100			
				10280	0037	05-12-1998	U	I	1		1		Total	252400	Total	253500	Total	249000					
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				0.00																			
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card) 165,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 12,100 Appraised Land Value (Bldg) 81,300 Special Land Value 0 Total Appraised Parcel Value 259,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 259,100													
0001						101		MA															
NOTES																							
																				BUILDING PERMIT RECORD			
												VISIT / CHANGE HISTORY											
												Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Type
172	06-06-2005	10	SHED	1,500				10` X 20`		05-14-2018			333	3	MEAS+INSPCTD								
156	06-17-2004	11	POOL	5,300				27` ABV GRND		12-30-2005			311	15	PERMIT VISIT								
7	01-14-2000	7	REMODEL	15,000				KITCHEN & FAMILY		12-28-2004			311	15	PERMIT VISIT								
9	01-01-1982	MN	Manual Note					WD STVE		10-30-2003			274	3	MEAS+INSPCTD								
										01-22-2001			247	15	PERMIT VISIT								
										06-17-1992			107	22	MAILER SENT								
										06-24-1980			500	3	MEAS+INSPCTD								
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	RB				25,721 SF	3.51	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	3.16	81,300	
Total Card Land Units							0.590	AC	Parcel Total Land Area: 0.5905							Total Land Value							81,300

Property Location 188 ELM ST
Vision ID 1486

Account # 1521

Map ID 25/ 103/ 4/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	4	CARPET
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2			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		87.89
Interior Floor 1	4	CARPET	RCN		236,686
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1963
Heat Type	1	FORCED H/A	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		70
Extra Kitchens	0		RCNLD		165,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1158		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
03	GARAGE	OB	Outbuildi	L	528	28.18	1968	60	0.00	AV	A	1.00	8,900
07	POOLA-C	OB	Outbuildi	L	27	69.00	2004	70	0.00	GD	A	1.00	1,300
22	WOOD DK			L	96	9.20	2004	70	0.00	GD	A	1.00	600
02	SHED/FR			L	200	7.48	2005	70	0.00	GD	G	1.25	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,287		21.41	27,549	
FFL	1ST FLOOR	1,896	1,896		107.19	203,241	
OFF	OPEN PORCH	0	95		11.28	1,072	
WDK	WOOD DECK	0	320		15.07	4,824	
Ttl Gross Liv / Lease Area		1,896	3,598	2,208		236,686	

