

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																		
TRINCERI ROBERT F TRINCERI DENISE A 164 GATES AV EAST LONGMEADOW MA 01028 GIS ID F_378889_2856575												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	272500		272,500													
												RES LAND		101	88600		88,600													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1100		1,100													
				SUPPLEMENTAL DATA																										
				Alt Prcl ID SP Permit Chapter Land OC Dates 5/16/2013 In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																				
										Total						362,200		362,200												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
TRINCERI ROBERT F TRINCERI ROBERT F TRINCERI ROBERT F, TRINCERI ROBERT F + DENISE A,CO TR				20153 0141		12-31-2013		U		I		1 1A		1A		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
				19554 0536		11-20-2012		U		I		1 1A		1A		2019		101	264,800		2018		101	246,900		2017		101	232,900	
				19850 0267		06-03-2012		U		I		1 1A		1A				101	86,000				101	86,000				101	83,800	
				05787 0332		04-02-1985		U		I		0 1A		1A		Total		350800		Total		332900		Total		316700				
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																						
0001						101		MA																						
NOTES																														
												Appraised BLDG. Value (Card)										272,500								
												Appraised Xf (B) Value (Bldg)										0								
												Appraised Ob (B) Value (Bldg)										1,100								
												Appraised Land Value (Bldg)										88,600								
												Special Land Value										0								
												Total Appraised Parcel Value										362,200								
												Valuation Method										C								
												Adjustment																		
												Net Total Appraised Parcel Value										362,200								
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		
201300067		05-01-2013		2		DWELLING		225,000								OC 5/16/2013 136		07-16-2019 05-16-2013 09-26-1990 01-24-1990						334 400 131 105		2 25 2 16		MEASURED OC VISIT MEASURED FIELDREV CHG		
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		RC				20,000	SF	4.43	1.000	5	LAND	1.00	MA	1.00				0			1.000	4.43	88,600					
Total Card Land Units								0.459	AC	Parcel Total Land Area: 0.4591								Total Land Value								88,600				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2				0	
Interior Floor 1	3	HARDWOOD	COST / MARKET VALUATION		
Interior Floor 2	6	CERAMIC TL	Adj Base Rate	79.24	
Heat Fuel	2	GAS	RCN	280,951	
Heat Type	1	FORCED H/A	Net Other Adj		
AC Type	03	FULL	Year Built	2013	
Bedrooms	2		Effective Year Built	2015	
Full Baths	1		Depreciation Code	GD	
Half Baths	1		Remodel Rating		
Extra Fixtures	1		Year Remodeled		
Total Rooms	4		Depreciation %	3	
Bath Style			Functional Obsol		
Half Bath Style	G	GOOD	External Obsol		
Kitchens	1		Cost Trend Factor	1	
Kitchen Style	G	GOOD	Condition		
Extra Kitchens	0		% Complete		
Extra Kitchen St			Overall % Condition	97	
FBM Sqft			RCNLD	272,500	
FBM Quality			Dep % Ovr		
Fireplaces	1		Dep Ovr Comment		
WS Flues			Misc Imp Ovr		
Central Vac	1	YES	Misc Imp Ovr Comment		
Frame	1	WOOD	Cost to Cure Ovr		
			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	240	7.48		60	0.00	AV	A	1.00	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,470		19.55	28,740	
CRL	CRAWL	0	102		4.79	489	
FFL	1ST FLOOR	1,572	1,572		97.76	153,673	
GAR	GARAGE	0	864		39.15	33,824	
OFF	OPEN PORCH	0	132		9.63	1,271	
STG	STORAGE	0	864		39.15	33,824	
UAT	UNFIN ATTC	0	1,368		19.58	26,785	
WDK	WOOD DECK	0	168		13.97	2,346	
Ttl Gross Liv / Lease Area		1,572	6,540	2,874		280,951	

