

State Use 101
Print Date 12/18/2019 2:03:10 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
VATRANO GREGORY A JR BASILE MIA D 7 TAYLOR ST EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		231900		231,900																	
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		83800		83,800																	
				SUPPLEMENTAL DATA																															
				Alt Prcl ID SP Permit Chapter Land OC Dates 2/15/2018 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																											
GIS ID F_382035_2850459														Total		315,700		315,700																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
VATRANO GREGORY A JR NU WAY HOMES INC GARVEY JOANNE C				22090		0584		03-12-2018		Q		I		330,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				21742		0284		06-28-2017		U		V		45,000		1		2019		101		225,600		2018		130		81,400		2017		130		23,900	
				03454		0465		09-09-1969		U		I		0						Total		307000		Total		81400		Total		23900					
EXEMPTIONS								OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																	
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																			
																		APPRaised VALUE SUMMARY																	
																		Appraised BLDG. Value (Card)										231,900							
																		Appraised Xf (B) Value (Bldg)										0							
																		Appraised Ob (B) Value (Bldg)										0							
																		Appraised Land Value (Bldg)										83,800							
																		Special Land Value										0							
																		Total Appraised Parcel Value										315,700							
																		Valuation Method										C							
																		Adjustment																	
																		Net Total Appraised Parcel Value										315,700							
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							
201402050		06-13-2017		2		DWELLING		200,000		02-27-2018		100		02-20-2018		COLONIAL W/ATT 1		02-27-2018 05-01-2015 04-21-1981						400 317 500		25 15 14		OC VISIT PERMIT VISIT INSPECTED							
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				7,380 SF		11.36	1.000	5	LAND	1.00	MA	1.00			0				1.000		11.36		83,800								
Total Card Land Units								0.169		AC	Parcel Total Land Area: 0.1694								Total Land Value										83,800						

Property Location 7 TAYLOR ST
Vision ID 2051

Account # 2088

Map ID 27/ 76/ 22/ /

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	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	90.86	
Interior Floor 2	4	CARPET	RCN	234,211	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2017	
AC Type	03	FULL	Effective Year Built	2017	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	1	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	99	
Extra Kitchen St			RCNLD	231,900	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	0		Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	751		23.51	17,654	
FFL	1ST FLOOR	751	751		117.69	88,388	
GAR	GARAGE	0	237		47.18	11,181	
OPF	OPEN PORCH	0	20		11.77	235	
SFL	2ND FLOOR	972	972		117.69	114,399	
WDK	WOOD DECK	0	144		16.35	2,354	
Ttl Gross Liv / Lease Area		1,723	2,875	1,990		234,211	

