

State Use 101
Print Date 12/18/2019 3:00:22 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
MANUEL KATHRYN 18 RODERICK AVE EAST LONGMEADOW MA 01028 GIS ID F_375704_2855265												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		94100		94,100																									
												RES LAND		101		64000		64,000																									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		300		300																									
				SUPPLEMENTAL DATA																																							
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																																			
												Total		158,400		158,400																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
MANUEL KATHRYN CARABETTA MICHAEL, BOUTIN MAURICE P, HEBERT,EDWARD C CAPACCIO,EMILIA				19393 0335		08-13-2012		U		I		155,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
				18883 0494		08-18-2011		U		I		181,500		1V		2019		101		91,700		2018		101		85,400		2017		101		86,300											
				18097 0171		11-30-2009		U		I		170,000		1V				101		62,200				101		62,200				101		59,000											
				14349 0387		07-21-2004		U		I		158,000		1				101		300				101		300				101		300											
				12365 0091		06-03-2002		U		I		100,000		1																													
				Total												Total		154200		Total		147900		Total		145600																	
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																		APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 94,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 300 Appraised Land Value (Bldg) 64,000 Special Land Value 0 Total Appraised Parcel Value 158,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 158,400																									
Nbhd		Nbhd Name		B		Tracing		Batch																																			
0001						101		MF																																			
NOTES																																											
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															
384		11-23-2010		25		WINDOWS		2,828								NVC		08-27-2019						334		2		MEASURED															
																		05-10-2013						105		15		PERMIT VISIT															
																		01-20-2012						317		16		FIELDREV CHG															
																		12-07-2010						317		15		PERMIT VISIT															
																		02-10-2010						317		16		FIELDREV CHG															
																		07-20-2006						311		3		MEAS+INSPCTD															
																		04-08-2004						250		22		MAILER SENT															
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								8,580		SF		9.82		0.760		3		LAND		1.00		MF		1.00				0				1.000		7.46		64,000	
														Total Card Land Units 0.197 AC				Parcel Total Land Area: 0.1970																		Total Land Value 64,000							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	105.81	
Interior Floor 2	3	HARDWOOD	RCN	165,106	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1949	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	1		Overall % Condition	57	
Extra Kitchen St	F	FAIR	RCNLD	94,100	
FBM Sqft	460		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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
02	SHED/FR			L	70	7.48	1975	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	920		26.72	24,579	
FFL	1ST FLOOR	920	920		133.58	122,894	
OFP	OPEN PORCH	0	56		14.31	801	
UAT	UNFIN ATTC	0	632		26.63	16,831	
Ttl Gross Liv / Lease Area		920	2,528	1,236		165,106	

