

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
NIZNIK JEFFREY A 349 PROSPECT ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	159400		159,400												
												RES LAND		101	109100		109,100												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	16200		16,200												
				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#																					
GIS ID F_382192_2844381												Total		284,700		284,700													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
NIZNIK JEFFREY A				20104		0237		11-19-2013		U		I		1		1		Year		Code		Assessed		Year		Code		Assessed	
NIZNIK JEFFREY A				17998		0263		09-18-2009		U		I		100		1A		2019		101		155,100		2018		101		143,700	
NIZNIK,JEFFREY A				17439		0075		08-19-2008		U		I		282,000		1A				101		106,300				101		106,300	
NIZNIK WALTER D JR +,				04340		0014		10-25-1976		U		I		0						101		16,200				101		15,300	
																		Total		277600		Total		265300		Total		260600	
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		MG																					
NOTES																													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
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	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1			Adj Base Rate	88.66	
Interior Floor 2	3	HARDWOOD	RCN	227,718	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1948	
AC Type	01	NONE	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		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	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	159,400	
FBM Sqft	1050		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		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
04	GARAGE/L			L	720	30.48	1989	60	0.00	AV	A	1.00	13,200
19	PATIO			L	408	5.75	2002	70	0.00	GD	G	1.25	2,100
02	SHED/FR			L	192	7.48	2014	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,615		21.19	34,227
EPF	ENCL PORCH	0	208		31.59	6,570
FFL	1ST FLOOR	1,615	1,615		105.96	171,133
GAR	GARAGE	0	368		42.33	15,577
OFF	OPEN PORCH	0	16		13.25	212
Ttl Gross Liv / Lease Area		1,615	3,822	2,149		227,718

