

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
MANZI LAURA B MALONI PRUDENCE L 255 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_382415_2855207										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	130800						130,800																
												RES LAND		101	80100						80,100																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	500						500																
				SUPPLEMENTAL DATA								Total		211,400		211,400																					
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				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)																					
MANZI LAURA B FEDERAL NATIONAL MORTGAGE ASSOCIA POTTER CATHERINE W FELDMAN,RICHARD E & HOGAN FRANCES L,				21075	0445	02-26-2016	U	I			162,500		1S		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed														
				20560	0024	01-08-2015	U	I			145,152		1L		2019	101	127,200	2018	101	117,300	2017	101	114,800														
				13425	0317	07-15-2003	U	I			169,000					101	77,600		101	77,600		101	75,900														
				10806	0357	06-15-1999	U	I			121,950					101	500		101	500		101	500														
				08677	0458	12-17-1993	U	I			1		1A		Total		205300	Total		195400	Total		191200														
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) 130,800																									
												Appraised Xf (B) Value (Bldg) 0																									
												Appraised Ob (B) Value (Bldg) 500																									
												Appraised Land Value (Bldg) 80,100																									
												Special Land Value 0																									
												Total Appraised Parcel Value 211,400																									
												Valuation Method C																									
												Adjustment																									
												Net Total Appraised Parcel Value 211,400																									
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									
201802925		10-03-2018		12		REROOF		3,520		06-06-2019		100		06-06-2019				06-06-2019						400		15		PERMIT VISIT									
																		05-14-2018						333		2		MEASURED									
																		04-08-2004						317		14		INSPECTED									
																		03-17-2004						250		22		MAILER SENT									
																		08-21-2003						274		2		MEASURED									
																		02-12-1992						105		3		MEAS+INSPCTD									
																		12-16-1980						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		RA				21,247	SF	4.19		1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	3.77		80,100										
																		Total Card Land Units 0.488 AC Parcel Total Land Area: 0.4878										Total Land Value 80,100									

Property Location 255 ELM ST
 Vision ID 2897

Account # 2947

Map ID 35/ 25/ 1/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 8:55:04 A

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	AVERAGE	#Heat Sys	1.00		
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	2	CONC BLOCK	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		96.00	
Interior Floor 1	3	HARDWOOD	RCN		186,912	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1952	
Heat Type	5	STEAM	Effective Year Built		1988	
AC Type	01	NONE	Depreciation Code		GD	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	1		Depreciation %		30	
Extra Fixtures	1		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	A	AVERAGE	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		70	
Extra Kitchens	0		RCNLD		130,800	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			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
02	SHED/FR			L	154	7.48	1940	50	0.00	FR	F	0.90	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	858		22.08	18,945	
FFL	1ST FLOOR	858	858		110.14	94,502	
TQS	3/4 STORY	644	858		82.67	70,932	
WDK	WOOD DECK	0	162		15.64	2,533	
Ttl Gross Liv / Lease Area		1,502	2,736	1,697		186,912	

