

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
GIANNAKOPOULOS ELIAS P + CRIST 67 BIRCH AVE EAST LONGMEADOW MA 01028 GIS ID F_376834_2853628 Mailed										Description RESIDNTL. RES LAND RESIDNTL. Total		Code 101 101 101 236,600		Appraised 150600 85600 400 236,600		Assessed 150,600 85,600 400 236,600		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC												CORNER								
				DRAINAGE				VIEW												COMMUNITY								
				SUPPLEMENTAL DATA																								
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				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)												
GIANNAKOPOULOS ELIAS P + CRISTINA R LESNIEWSKI ADAM TRUSTEE LESNIEWSKI ANNA, HOWARD KENNETH B +, MOYNIHAN JOHN F				20367	0396	07-29-2014	Q	I			242,500	00	2019	101	Assessed 146,800 83,000 400	2018	101	Assessed 135,400 83,000 400	2017	101	Assessed 136,200 81,100 400							
				18920	0272	09-20-2011	U	I			1	1A																
				11274	0154	07-21-2000	U	I			150,000																	
				08373	0199	03-31-1993	U	I			140,000																	
				6811	0011	04-21-1988	U	I			143,000																	
												Total		230200		Total		218800		Total		217700						
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) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value																
SUB DIV # 566																												
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				
201902331		07-09-2019		91	INSULATION		5,705				0				WOOD STOVE DEMO HOUSE SPLIT ENT		09-12-2014					317	3	MEAS+INSPCTD				
365		12-01-1988		MN	Manual Note		799										04-23-2004					317	14	INSPECTED				
285		09-01-1988		MN	Manual Note												04-07-2004					250	22	MAILER SENT				
332		10-01-1987		MN	Manual Note		70,000										04-06-2004					311	2	MEASURED				
																	09-07-1990					131	3	MEAS+INSPCTD				
																	11-16-1988					107	15	PERMIT VISIT				
																	03-09-1988					130	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		RC				12,000	SF	7.13		1.000	5	LAND	1.00	MA	1.00			0			1.000	7.13	85,600			
Total Card Land Units								0.275	AC	Parcel Total Land Area:				0.2755				Total Land Value										85,600

Property Location 67 BIRCH AVE
 Vision ID 3239

Account # 3290

Map ID 3A/ 32/ C/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 9:51:09 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	18	SPLIT ENT	Basement Floor	12		
Model	01	RESIDENTIAL	Bsmt Garage	2		
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.00	1 Story	Units	1		
Foundation	1		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	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		102.38	
Interior Floor 1	10	PARQUET	RCN		195,569	
Interior Floor 2	4	CARPET	Net Other Adj			
Heat Fuel	1	OIL	Year Built		1987	
Heat Type	1	FORCED H/A	Effective Year Built		1995	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		23	
Extra Fixtures	0		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		77	
Extra Kitchens	0		RCNLD		150,600	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	288		Dep Ovr Comment			
FBM Quality	3		Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues	1		Cost to Cure Ovr			
Central Vac	1	YES	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	80	7.48	2013	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,234	1,234		125.85	155,297	
LLV	LOWR LEVEL	0	1,152		31.46	36,244	
WDK	WOOD DECK	0	227		17.74	4,027	
Ttl Gross Liv / Lease Area		1,234	2,613	1,554		195,569	

