

State Use 101
Print Date 12/19/2019 10:01:47

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
MIRACLE CHRISTOPHER K MIRACLE KRISTEN B 159 VINELAND AV EAST LONGMEADOW MA 01028 GIS ID F_376417_2852892												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	185300		185,300														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	85600		85,600														
												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		271,200		271,200															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
MIRACLE CHRISTOPHER K HOMESIDE LENDING INC PLANZO,GIUSEPPE PLANZO GIUSEPPI CZAPLICKI KEVIN J				12403	0231	06-24-2002	U	I	160,000		1L			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				11760	0402	07-19-2001	U	I	134,525		1A			2019	101	180,100	2018	101	168,300	2017	101	163,300									
				10006	0089	09-24-1997	U	I	1						101	83,000		101	83,000		101	81,100									
				09309	0350	11-15-1995	U	I	135,000		1				101	300		101	300		101	300									
				08841	0088	05-26-1994	U	V	37,000					Total	263400		Total	251600		Total	244700										
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)												185,300	
																		Appraised Xf (B) Value (Bldg)												0	
																		Appraised Ob (B) Value (Bldg)												300	
																		Appraised Land Value (Bldg)												85,600	
																		Special Land Value												0	
Total Appraised Parcel Value																		271,200													
Valuation Method																		C													
Adjustment																															
Net Total Appraised Parcel Value																		271,200													
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								
331		12-07-2002		3	GARAGE		25,500								DWELLING		03-19-2018				333	2	MEASURED								
69		04-01-1995		MN	Manual Note		65,000										05-04-2004				317	14	INSPECTED								
																	03-31-2004				316	2	MEASURED								
																			01-28-2004				296	15	PERMIT VISIT						
																			03-11-2003				274	15	PERMIT VISIT						
																			12-12-1995				107	3	MEAS+INSPCTD						
																			06-12-1980				500	14	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				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	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	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		89.27
Interior Floor 1	4	CARPET	RCN		215,422
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1995
Heat Type	1	FORCED H/A	Effective Year Built		2004
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		14
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		86
Extra Kitchens	0		RCNLD		185,300
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
01	SHED/MTL			L	80	5.18	2000	70	0.00	GD	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		20.47	19,165	
FFL	1ST FLOOR	936	936		102.48	95,925	
GAR	GARAGE	0	650		40.99	26,646	
TQS	3/4 STORY	702	936		76.86	71,944	
WDK	WOOD DECK	0	120		14.52	1,742	
Ttl Gross Liv / Lease Area		1,638	3,578	2,102		215,422	

