

Property Location

94 EAST CIRCLE DR

Map ID

47/ 31/ 60/ /

Bldg Name

State Use

101

Vision ID

3726

Account #

3790

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/19/2019 11:12:33

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
GASPERINI NICHOLAS JON GASPERINI KARA DAWN 94 EAST CIRCLE DR EAST LONGMEADOW MA 01028 GIS ID F_385449_2855662		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDENTL.	101	162400	162,400												
		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	103800	103,800												
		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		266,200	266,200										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
GASPERINI NICHOLAS JON GERRISH JOSEPH SANTANIELLO RALPH L, T D BANKNORTH NA, WRINKLE,STEPHEN		20820	0265	08-07-2015	Q	I	279,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		19272	0444	05-24-2012	U	I	245,000	00	2019	101 101	157,900 100,700	2018	101 101	146,100 100,700	2017	101 101	126,100 98,600				
		17320	0011	05-28-2008	U	I	233,000														
		17132	0433	01-24-2008	U	I	180,000	1L													
		15290	0302	08-12-2005	U	I	1	1	Total		258600	Total		246800	Total		224700				
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int	APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 162,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 103,800 Special Land Value 0 Total Appraised Parcel Value 266,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 266,200												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MG													
NOTES																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
201903050	10-10-2019	20	WOOD STOVE	500		0		INSTALL WOOD ST KITCHEN EXPANSI POOL	06-29-2017			317	14	INSPECTED							
201701132	04-18-2017	7	REMODEL	42,690	06-29-2017	100	06-29-2017		09-18-2015			317	3	MEAS+INSPCTD							
31	03-21-1996	MN	Manual Note	2,000					06-15-2012			317	14	INSPECTED							
									04-14-2011			317	2	MEASURED							
									09-17-2002			274	14	INSPECTED							
								09-09-2002			250	22	MAILER SENT								
								09-04-2002			274	2	MEASURED								
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				16,301 SF	5.35	1.190	7	LAND	1.00	MG	1.00			0		1.000	6.37	103,800
Total Card Land Units							0.374	AC	Parcel Total Land Area: 0.3742							Total Land Value					103,800

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	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	90.83	
Interior Floor 2	4	CARPET	RCN	210,881	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1995	
Bedrooms	4		Depreciation Code	GV	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled	2017	
Extra Fixtures	0		Depreciation %	23	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St			RCNLD	162,400	
FBM Sqft	144		Dep % Ovr		
FBM Quality	3		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	816		21.15	17,256	
FFL	1ST FLOOR	1,104	1,104		105.86	116,874	
GAR	GARAGE	0	240		42.35	10,163	
TQS	3/4 STORY	612	816		79.40	64,789	
WDK	WOOD DECK	0	120		15.00	1,800	
Ttl Gross Liv / Lease Area		1,716	3,096	1,992		210,881	

