

State Use 101
Print Date 12/19/2019 12:12:28

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW								
INDOMENICO FRANCO INDOMENICO MARY C 212 VINELAND AVE EAST LONGMEADOW MA 01028 GIS ID F_376667_2852151				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	273300		273,300											
												RES LAND		101	88800		88,800											
												RESIDNTL.		101	1500		1,500											
				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		363,600		363,600										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
INDOMENICO FRANCO RINALDI JAMES V + RINALDI JOSEPH L + JAMESV RINALDI DELORES F				09117 0152		04-28-1995		U	I	132,500		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				09086 0425		03-20-1995		U	I	1		1A	2019	101	266,000	2018	101	241,800	2017	101	229,900							
				08922 0428		08-23-1994		U	I	1		1A	101	86,100	101	86,100	101	86,100	101	84,200								
				02453 0049		03-01-1956		U	I	0																		
													Total		353600		Total		327900		Total		314100					
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											APPRaised VALUE SUMMARY											
Nbhd		Nbhd Name			B			Tracing			Batch			Appraised BLDG. Value (Card)												273,300		
0001								101			MA			Appraised Xf (B) Value (Bldg)												0		
												Appraised Ob (B) Value (Bldg)												1,500				
												Appraised Land Value (Bldg)												88,800				
												Special Land Value												0				
												Total Appraised Parcel Value												363,600				
												Valuation Method												C				
												Adjustment																
												Net Total Appraised Parcel Value												363,600				
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					
201702464 117		09-15-2017 05-08-2007		17 4	DECK ADDITION		21,650 80,000		03-01-2018		100	03-01-2018		14X34 REPLACE E SEE NOTES		03-01-2018 05-17-2013 11-21-2008 12-26-2007 12-26-2007 03-30-2004 07-17-1992					333 105 317 317 317 316 131	15 15 13 2 15 3 14	PERMIT VISIT PERMIT VISIT MISSED APPT MEASURED PERMIT VISIT MEAS+INSPCTD 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				20,644 SF		4.30	1.000	5	LAND	1.00	MA	1.00			0			1.000	4.30	88,800				
Total Card Land Units								0.474 AC		Parcel Total Land Area: 0.4739								Total Land Value								88,800		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE			
Exterior Wall 1	4	VINYL	MIXED USE		
Exterior Wall 2	8	BRICK VENR	Code	Description	
Roof Structure	1	GABLE	101	ONE FAM	Percentage
Roof Cover	1	ASPHALT SH			100
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	79.67	
Interior Floor 2			RCN	329,238	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1956	
AC Type	03	FULL	Effective Year Built	2001	
Bedrooms	3		Depreciation Code	VG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	17	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St			RCNLD	273,300	
FBM Sqft	787		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
19	PATIO			L	300	5.75	2017	70	0.00	GD	G	1.25	1,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,574		20.70	32,582	
FFL	1ST FLOOR	1,574	1,574		103.44	162,809	
OFP	OPEN PORCH	0	64		9.70	621	
TQS	3/4 STORY	1,229	1,638		77.61	127,123	
WDK	WOOD DECK	0	422		14.46	6,103	
Ttl Gross Liv / Lease Area		2,803	5,272	3,183		329,238	

