

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MANNINO JAMES F LE 58 MARKHAM ROAD EAST LONGMEADOW MA 01028 GIS ID F_390332_2856066		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	78800	78,800												
						RES LAND	101	78600	78,600												
						RESIDNTL.	101	6600	6,600												
		DRAINAGE		VIEW	COMMUNITY																
		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		164,000	164,000												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
MANNINO JAMES F LE MANNINO JAMES F, COWERN,LINDA F RACE MICHAEL T +, RACE MICHAEL T +,		18437	0437	08-30-2010	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		17861	0488	06-23-2009	U	I	165,000		2019	101	76,600	2018	101	70,600	2017	101	69,500				
		10821	0455	06-25-1999	U	I	100,000			101	76,300		101	76,300		101	74,800				
		10819	0439	06-25-1999	U	I	1	1		101	6,600		101	6,600		101	6,600				
		07281	0174	09-29-1989	U	I	93,000		Total		159500	Total		153500	Total		150900				
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)78,800 Appraised Xf (B) Value (Bldg)0 Appraised Ob (B) Value (Bldg)6,600 Appraised Land Value (Bldg)78,600 Special Land Value0 Total Appraised Parcel Value164,000 Valuation MethodC Adjustment Net Total Appraised Parcel Value164,000												
Total		0.00																			
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MG													
NOTES																					
									VISIT / CHANGE HISTORY												
									Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id
201903113	10-23-2019	91	INSULATION	3,400		0			SIDING, WIDOWS &	07-24-2019			334	3	MEAS+INSPCTD						
40	03-13-2007	9	ALTERATION	11,000				01-27-2012					317	16	FIELDREV CHG						
								07-31-2009					317	3	MEAS+INSPCTD						
								03-14-2008					350	15	PERMIT VISIT						
								03-13-2008					350	15	PERMIT VISIT						
								02-08-2008					317	15	PERMIT VISIT						
												250	22	MAILER SENT							
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				14,160 SF	6.10	1.190	7	LAND	0.85	MG	1.00	SHP1		0 TRF2	0.9	1.000	5.55	78,600
Total Card Land Units							0.325	AC	Parcel Total Land Area:				0.3251	Total Land Value							78,600

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-	AVG. (-)	#Heat Sys	1.00	
Stories	1.5		Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	103.86	
Interior Floor 2			RCN	135,932	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1948	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	5		Functional Obsol	5	
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	58	
Extra Kitchen St			RCNLD	78,800	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	330	28.18	1958	60	0.00	AV	A	1.00	5,600
02	SHED/FR			L	192	7.48	2007	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
ATC	ATTIC	135	540		26.36	14,236	
BMT	BASEMENT	0	960		21.09	20,247	
FFL	1ST FLOOR	960	960		105.46	101,237	
OPF	OPEN PORCH	0	15		14.06	211	
Ttl Gross Liv / Lease Area		1,095	2,475	1,289		135,932	

