

State Use 101
Print Date 12/19/2019 5:38:19 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
FIORENTINO JAMES A + LAUREN E 299 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_391299_2849427												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	219600		219,600									
												RES LAND		101	103300		103,300									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	9700		9,700									
				SUPPLEMENTAL DATA																						
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		332,600		332,600										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
FIORENTINO JAMES A + LAUREN E MINOR MARION E HEIRS + DEV OF				21055 01800		0107 0486		02-05-2016 06-13-1945		U U		I I		180,000 0		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
																		2019	101	213,600	2018	101	198,800	2017	101	124,800
																			101	100,500		101	100,500		101	98,500
																			101	9,700		101	9,700		101	9,700
																		Total		323800		Total		309000		Total
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		MG																		
NOTES																										
SUB DIV #879 & 882 & 890 INT EST 5/17														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								219,600 0 9,700 103,300 0 332,600 C 332,600				
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												
201601466	04-27-2016	4	ADDITION	140,000	06-10-2016	100	05-11-2017	2ND FL & ADD TO E	05-11-2017			317	2	MEASURED												
85	04-19-2011	12	REROOF	4,400	05-09-2014	100	05-09-2014	PERMIT EXPIRED	06-10-2016			317	15	PERMIT VISIT												
188	08-10-2009	12	REROOF	2,200				REROOF GARAGE	05-09-2014			317	15	PERMIT VISIT												
									06-07-2013			317	15	PERMIT VISIT												
									03-09-2012			317	15	PERMIT VISIT												
									02-09-2010			316	15	PERMIT VISIT												
									02-09-2010			316	15	PERMIT VISIT												
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				40,000	SF	2.39	1.190	7	LAND	1.00	MG	1.00			0	TRF1	0.9	1.000	2.56	102,400			
1	101	ONE FAM	RA				0.130	AC	7,000.00	1.000	0		1.00	MG	1.00			0			1.000	7,000.00	900			
Total Card Land Units							1.048	AC	Parcel Total Land Area: 1.0483											Total Land Value			103,300			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	85.40	
Interior Floor 2	4	CARPET	RCN	264,596	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1935	
AC Type	01	NONE	Effective Year Built	2001	
Bedrooms	4		Depreciation Code	VG	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled	2016	
Extra Fixtures	2		Depreciation %	17	
Total Rooms	8		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	219,600	
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	576	28.18	1980	60	0.00	AV	A	1.00	9,700

BUILDING SUB-AREA SUMMARY SECTION											
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value					
BMT	BASEMENT	0	962		21.69	20,863					
CRL	CRAWL	0	266		5.31	1,413					
FFL	1ST FLOOR	1,228	1,228		108.66	133,439					
HST	HALF STORY	175	350		54.33	19,016					
OPF	OPEN PORCH	0	125		11.30	1,413					
SFL	2ND FLOOR	780	780		108.66	84,758					
WDK	WOOD DECK	0	240		15.39	3,695					
Ttl Gross Liv / Lease Area		2,183	3,951	2,435		264,596					

