

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
NARDI PAUL A NARDI DONNA M 42 WINDHAM DR EAST LONGMEADOW MA 01028 GIS ID F_392320_2849152										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																			
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	338200						338,200															
										RES LAND		101	129900		129,900																					
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900						900															
				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						469,000				469,000																						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
NARDI PAUL A NARDI PAUL A +, UNITED CO-OPERATIVE BANK UNITED CO-OPERATIVE BANK PECK DAVID I TRUSTEE OF				16995	0247	10-24-2007	U	I			1	1F	2019	101	328,700	2018	101	331,200	2017	101	325,300															
				08057	0541	05-26-1992	U	I			1	1F																								
				08038	0210	05-05-1992	U	I	299,000																											
				07864	0348	11-25-1991	U	I	275,000		1L	1A	101	125,800	101	125,800	101	135,200																		
				07249	0398	08-25-1989	U	I	1																											
				Total						455400		Total		457900		Total		461400																		
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		NV																												
NOTES																																				
SUB DIV # 575																Appraised BLDG. Value (Card)										338,200										
																Appraised Xf (B) Value (Bldg)										0										
																Appraised Ob (B) Value (Bldg)										900										
																Appraised Land Value (Bldg)										129,900										
																Special Land Value										0										
																Total Appraised Parcel Value										469,000										
																Valuation Method										C										
																Adjustment																				
																Net Total Appraised Parcel Value										469,000										
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								
211		10-01-1991		MN		Manual Note		150,000								FIN HOUSE		06-26-2018						333		2		MEASURED								
177		07-01-1989		MN		Manual Note		150,600								DWLG		06-29-2006						311		2		MEASURED								
																		02-02-2000						250		22		MAILER SENT								
																		01-03-2000						247		2		MEASURED								
																		03-23-1992						131		13		MISSED APPT								
																		01-23-1990						105		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				31,526	SF	2.94	1.400	9	LAND	1.00	NV	1.00				0			1.000	4.12		129,900										
Total Card Land Units																		0.724		AC	Parcel Total Land Area: 0.7237				Total Land Value										129,900	

Property Location 42 WINDHAM DR
 Vision ID 5364 Account # 5442

Map ID 75/ 33/ 12/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 5:40:31 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	16	STONE VENR	101	ONE FAM	100
Roof Structure	6	SALTBOX			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		66.62
Interior Floor 1	3	HARDWOOD	RCN		407,452
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1989
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	5		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		17
Extra Fixtures	0		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		83
Extra Kitchens	0		RCNLD		338,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		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
02	SHED/FR			L	140	7.48	2002	70	0.00	GD	G	1.25	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,666		18.60	30,992	
FFL	1ST FLOOR	1,730	1,730		93.07	161,008	
GAR	GARAGE	0	704		37.28	26,245	
HST	HALF STORY	176	352		46.53	16,380	
SFL	2ND FLOOR	1,702	1,702		93.07	158,402	
UHS	UNFIN HALF STORY	0	352		28.03	9,865	
WDK	WOOD DECK	0	352		12.96	4,560	
Ttl Gross Liv / Lease Area		3,608	6,858	4,378		407,452	

