

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																		
MCMANUS DENNIS P + KARYN M 188 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_392032_2847466												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	174700		174,700													
												RES LAND		101	99100		99,100													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	600		600													
				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		274,400		274,400														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
MCMANUS DENNIS P + KARYN M BEORUSKY NADIA J HEIRS + DEV OF BEORUSKY				21077		0133		02-26-2016		U		I		237,500		1		Year		Code		Assessed		Year		Code		Assessed		
				06163		0161		07-23-1986		U		I		1		1A		2019		101		170,000		2018		101		157,400		
				02612		0568		06-16-1958		U		I		0						101		95,900		2017		101		94,100		
																				101		600				101		600		
																		Total		266500		Total		253900		Total		249000		
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																														
WET BMT																APPRAISED VALUE SUMMARY														
																Appraised BLDG. Value (Card)										174,700				
																Appraised Xf (B) Value (Bldg)										0				
																Appraised Ob (B) Value (Bldg)										600				
																Appraised Land Value (Bldg)										99,100				
																Special Land Value										0				
																Total Appraised Parcel Value										274,400				
																Valuation Method										C				
																Adjustment														
																Net Total Appraised Parcel Value										274,400				
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		
201300727		03-15-2013		12		REROOF		14,450								NVC		04-08-2016						317		3		MEAS+INSPCTD		
136		05-06-2008		4		ADDITION		20,000								10` X 13` BATH & L		06-07-2013						317		15		PERMIT VISIT		
																		01-30-2009						317		15		PERMIT VISIT		
																		05-04-2006						311		3		MEAS+INSPCTD		
																		04-03-2000						247		14		INSPECTED		
																		01-03-2000						247		2		MEASURED		
																		03-31-1992						170		3		MEAS+INSPCTD		
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				31,250	SF	2.96	1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	3.17	99,100					
Total Card Land Units								0.717	AC	Parcel Total Land Area: 0.7174								Total Land Value												99,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmnt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	84.85	
Interior Floor 1	3	HARDWOOD	RCN	249,590	
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built	1956	
Heat Type	1	FORCED H/A	Effective Year Built	1988	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	30	
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	70	
Extra Kitchens	0		RCNLD	174,700	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	921		Dep Ovr Comment		
FBM Quality	1		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
19	PATIO			L	126	5.75	1996	70	0.00	GD	G	1.25	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,847		20.00	36,943	
EFB	ENCL PORCH	0	275		30.22	8,310	
FFL	1ST FLOOR	1,847	1,847		100.12	184,915	
GAR	GARAGE	0	460		40.05	18,421	
OPF	OPEN PORCH	0	66		10.62	701	
WDK	WOOD DECK	0	24		12.51	300	
Ttl Gross Liv / Lease Area		1,847	4,519	2,493		249,590	

