

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				
BRACCI ROBERT LE BRACCI JOHN A 270 ALLEN ST  EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed	1006  EAST LONGMEADOW
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	62700	62,700	
						RES LAND	101	112900	112,900	
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	5200	5,200	
SUPPLEMENTAL DATA										
		Alt Prcl ID	Received							
		SP Permit	HBT:HBT	NIA						
		Chapter Land	Field 8							
		OC Dates	Field 9							
		In+Ex FY	Field 10							
		Mailed	Assoc Pid#							
							Total	180,800	180,800	

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
BRACCI ROBERT LE		16523	0467	02-23-2007	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
BRACCI,ROBERT		LC-30	0	12-20-2002	U	I	1	1	2019	101	61,300	2018	101	56,300	2017	101	56,400
BRACCI ROBERT + CHRISTINE,		LC00	0	10-08-1982	U	I	0			101	110,500		101	110,500		101	108,500
										101	5,200		101	5,200		101	5,200
							Total		177000		Total		172000		Total		170100

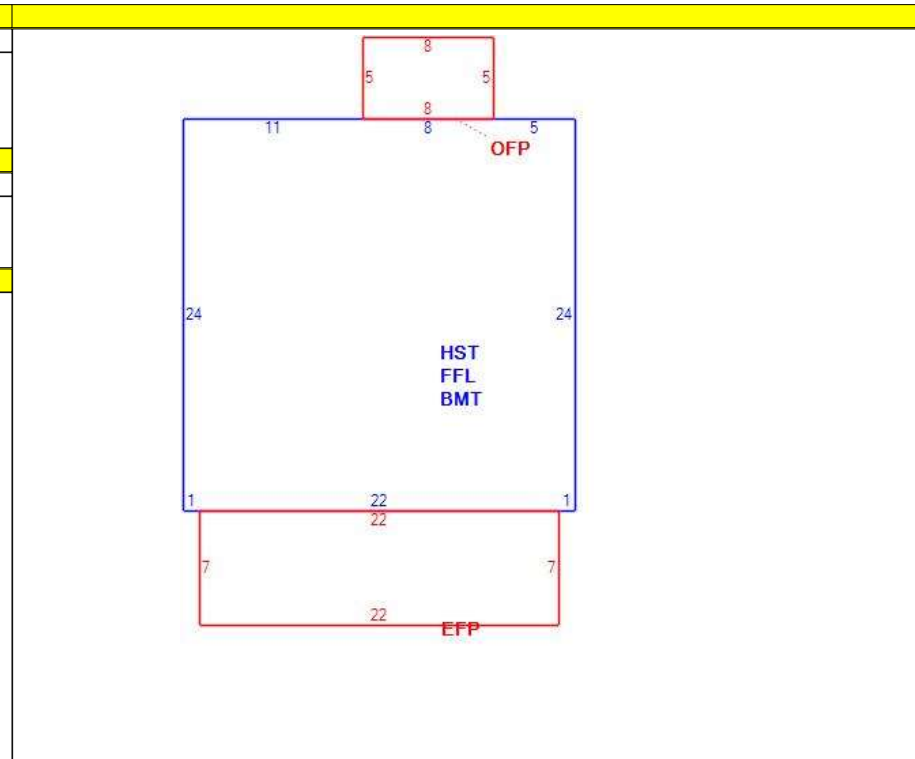
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int										
			Total	0.00														

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY					
Nbhd	Nbhd Name	B	Tracing	Batch		Appraised BLDG. Value (Card)	62,700				
0001			101	MA		Appraised Xf (B) Value (Bldg)	0				
						Appraised Ob (B) Value (Bldg)	5,200				
						Appraised Land Value (Bldg)	112,900				
						Special Land Value	0				
						Total Appraised Parcel Value	180,800				
						Valuation Method	C				
						Adjustment					
						Net Total Appraised Parcel Value	180,800				

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
201702283	08-22-2017	91	INSULATION	1,270		0				05-08-2018			333	3	MEAS+INSPCTD
										09-15-2005			311	3	MEAS+INSPCTD
										12-07-1999			247	3	MEAS+INSPCTD
										04-08-1992			131	3	MEAS+INSPCTD
										01-07-1981			500	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				40,000	SF	2.39	1.000	5	1.00	MA	1.00			0	TRF2	0.9	1.000	2.15	86,000	
1	101	ONE FAM	RA				5.480	AC	7,000.00	1.000	0	0.70	MA	1.00	SHP3		0			1.000	4,900.00	26,900	
							Total Card Land Units	6.398	AC	Parcel Total Land Area:	6.3983											Total Land Value	112,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	<b>MIXED USE</b>		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	<b>COST / MARKET VALUATION</b>		
Interior Wall 2			Adj Base Rate		91.91
Interior Floor 1	4	CARPET	RCN		110,075
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1880
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		62,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	200	28.18	1920	30	0.00	PR	F	0.90	1,500
01	SHED/MTL			L	24	5.18	1965	30	0.00	PR	F	0.90	0
35	POLE BRN			L	672	9.20	1986	60	0.00	AV	A	1.00	3,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	576		21.36	12,302	
EFP	ENCL PORCH	0	154		31.95	4,921	
FFL	1ST FLOOR	576	576		106.97	61,616	
HST	HALF STORY	288	576		53.49	30,808	
OFF	OPEN PORCH	0	40		10.70	428	
Ttl Gross Liv / Lease Area		864	1,922	1,029		110,075	

