

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
ABAIR PHILIP L ABAIR ANGELA R 5 FIFTH ST EAST LONGMEADOW MA 01028 GIS ID F_390385_2846125												Description RESIDNTL. RES LAND		Code 101 101		Appraised 342500 126300		Assessed 342,500 126,300		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER																									
				DRAINAGE				VIEW		COMMUNITY																									
				SUPPLEMENTAL DATA																															
Alt Prcl ID SP Permit Chapter Land OC Dates 6-13-19 In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																													
Total		468,800		468,800																															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
ABAIR PHILIP L C + M BUILDERS LLC GARREFFI JOHN A , GARREFFI				22397		0491		10-11-2018		U		V		140,000		1P		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				19525		0275		10-31-2012		U		V		85,000		1		2019		130		104,100		2018		130		104,100		2017		130		102,300	
				6560		0111		07-16-1987		U		I		1		1A																			
				0000		0000				U				0																					
Total		0.00												Total		104100		Total		104100		Total		102300											
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor															
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																			
ASSESSING NEIGHBORHOOD																																			
Nbhd		Nbhd Name		B		Tracing		Batch																											
0001						131		MG																											
NOTES																																			
FY2010 SUB DIV #1052 (BOOK OF PLANS 332 P30) TAKEN FROM PARCEL 65-17-0																		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										342,500 0 0 126,300 0 468,800 C 468,800							
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							
201802907		10-01-2018		2		DWELLING		325,000		05-30-2019		100		05-30-2019		2757 sf INC GARAG		05-30-2019						334		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				25,457	SF	3.54	1.400	9	LAND	1.00	NV	1.00			0			1.000	4.96	126,300											
Total Card Land Units								0.584	AC	Parcel Total Land Area: 0.5844				Total Land Value										126,300											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation			MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	16	STONE VENR	101	ONE FAM	
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	81.54	
Interior Floor 2	6	CERAMIC TL	RCN	342,500	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2018	
AC Type	03	FULL	Effective Year Built	2018	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths			Year Remodeled		
Extra Fixtures	1		Depreciation %	0	
Total Rooms	7		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			Overall % Condition	100	
Extra Kitchen St			RCNLD	342,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,208		23.69	52,310	
FFL	1ST FLOOR	2,228	2,228		118.35	263,680	
GAR	GARAGE	0	547		47.38	25,918	
OPF	OPEN PORCH	0	49		12.08	592	
Ttl Gross Liv / Lease Area		2,228	5,032	2,894		342,500	

