

State Use 101
Print Date 12/18/2019 10:37:51

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
SILVESTRI CARMEN J 45 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377826_2849539												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	139800		139,800								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	87200		87,200								
				SUPPLEMENTAL DATA												Total		227,000		227,000					
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
SILVESTRI CARMEN J KRONENBERG NANCY W HEIRS + DEV OF				20582 02469		0194 0225		01-30-2015 05-22-1956		Q U		I I		178,000 0		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
														2019	101 101		135,900 84,600	2018	101 101	125,400 84,600	2017	101 101	122,500 82,600		
														Total			220500	Total		210000	Total		205100		
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 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													
Nbhd		Nbhd Name		B		Tracing		Batch																	
0001						101		MA																	
NOTES																									
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			
201803275		12-05-2018		62	SOLAR		23,000		06-03-2019		100		01-28-2019				06-03-2019 07-15-2016 04-04-2004 04-01-2004 02-18-2004 07-01-1991 05-05-1980	01		400 317 318 AO 311 181 500	15 3 14 22 2 3 3	PERMIT VISIT MEAS+INSPCTD INSPECTED MAILER SENT MEASURED MEAS+INSPCTD 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	RB				16,300 SF	5.35	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.35	87,200				
Total Card Land Units							0.374 AC	Parcel Total Land Area: 0.3742							Total Land Value							87,200			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
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	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		91.93
Interior Floor 1	3	HARDWOOD	RCN		199,762
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1955
Heat Type	1	FORCED H/A	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		139,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		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
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	70	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,424		20.83	29,668
EPF	ENCL PORCH	0	234		31.14	7,287
FFL	1ST FLOOR	1,424	1,424		104.10	148,234
GAR	GARAGE	0	312		41.71	13,012
OPF	OPEN PORCH	0	40		10.41	416
PAT	PATIO	0	220		5.20	1,145
Ttl Gross Liv / Lease Area		1,424	3,654	1,919		199,762

