

State Use 101
Print Date 11-03-2020 12:02:53

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
TAFTE JOHN F 332 PINEHURST DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	124900		124,900									
				DRAINAGE				VIEW		COMMUNITY		RES LAND	101	86600		86,600									
												RESIDNTL.	101	1900		1,900									
				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#																					
GIS ID F_379869_2855293												Total		213,400		213,400									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
TAFTE JOHN F ANGELUCCI KURT R, ANGELUCCI KURT R + EGAN AMY B LEDoux ROBE				10629 0580		01-29-1999		U		I		120,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				08820 0509		05-04-1994		U		I		1		2020	101	120,500	2019	101	124,000	2018	101	116,800			
				07583 0578		11-06-1990		U		I		117,000			101	86,600		101	84,100		101	84,100			
				6311 0204		12-04-1986		U		I		17,943		1A	101	1,900		101	1,900		101	1,900			
				05675 0306		08-29-1984		U		I		70		1	Total	209000	Total	210000	Total	202800					
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		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 124,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,900 Appraised Land Value (Bldg) 86,600 Special Land Value 0 Total Appraised Parcel Value 213,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 213,400															
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									
201200752	02-22-2012	42	REPAIRS		80,000				ROOF & INT STOR		07-31-2019			334	2	MEASURED									
95	05-01-1994	MN	Manual Note		200				ADDITION		05-31-2013			317	14	INSPECTED									
159	06-01-1992	MN	Manual Note		500				SHED		05-29-2013			317	15	PERMIT VISIT									
231	01-01-1983	MN	Manual Note						DWLG		05-11-2012			317	15	PERMIT VISIT									
											05-14-2004			319	14	INSPECTED									
											03-26-2004			250	22	MAILER SENT									
											11-14-2003			274	2	MEASURED									
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				15,015 SF	5.77	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.77	86,600				
Total Card Land Units							0.345 AC	Parcel Total Land Area: 0.3447							Total Land Value							86,600			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
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	19	TEX 111	Code	Description	
Exterior Wall 2			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	4	CARPET	Adj Base Rate	112.91	
Interior Floor 2			RCN	181,002	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1983	
AC Type	01	NONE	Effective Year Built	1987	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	31	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	69	
Extra Kitchen St			RCNLD	124,900	
FBM Sqft	958		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	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
02	SHED/FR			L	192	7.48	1992	60	0.00	AV	A	1.00	900
02	SHED/FR			L	144	7.48	1994	60	0.00	AV	A	1.00	600
02	SHED/FR			L	96	7.48	1996	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,008		27.56	27,783	
FFL	1ST FLOOR	1,092	1,092		137.54	150,193	
WDK	WOOD DECK	0	160		18.91	3,026	
Ttl Gross Liv / Lease Area		1,092	2,260	1,316		181,002	

