

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
ROMANO RACHEL M 485 HARRISON AV #308 BOSTON MA 02118		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	107700	107,700												
						RES LAND	101	84700	84,700												
						RESIDNTL.	101	13400	13,400												
		DRAINAGE		VIEW	COMMUNITY																
		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_381672_2850847						Total				205,800	205,800										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
ROMANO RACHEL M GREEN ARTHUR H TRUSTEE OF THE,ARTH GREEN ARTHUR H,		16169	0508	09-12-2006	U	I	171,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		13765	0420	11-07-2003	U	I	100	1A	2020	101	102,200	2019	101	99,400	2018	101	83,200				
		02575	0314	10-23-1957	U	I	0			101	84,700		101	82,200		101	82,200				
										101	13,400		101	13,400		101	13,400				
		Total						Total		200300	Total		195000	Total		178800					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int			
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 107,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 13,400 Appraised Land Value (Bldg) 84,700 Special Land Value 0 Total Appraised Parcel Value 205,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 205,800												
Total		0.00																			
ASSESSING NEIGHBORHOOD																					
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							
									04-03-2018			333	2	MEASURED							
									04-08-2004			317	14	INSPECTED							
									03-22-2004			250	22	MAILER SENT							
									10-11-2003			274	2	MEASURED							
									02-12-1992			170	3	MEAS+INSPCTD							
									01-17-1992			107	22	MAILER SENT							
									08-14-1980			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	RC				9,800 SF	8.64	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.64	84,700
Total Card Land Units							0.225	AC	Parcel Total Land Area:				0.2250	Total Land Value							84,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	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	2	CONC BLOCK	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		114.19	
Interior Floor 1	4	CARPET	RCN		170,938	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1930	
Heat Type	5	STEAM	Effective Year Built		1981	
AC Type	01	NONE	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	1		Depreciation %		37	
Extra Fixtures	1		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	A	AVERAGE	Overall % Condition		63	
Extra Kitchens	0		RCNLD		107,700	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	291		Dep Ovr Comment			
FBM Quality	1		Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues	1		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	792	28.18	1936	60	0.00	AV	A	1.00	13,400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	728		26.74	19,467
EFP	ENCL PORCH	0	148		39.64	5,867
FFL	1ST FLOOR	728	728		133.34	97,069
HST	HALF STORY	364	728		66.67	48,535
Ttl Gross Liv / Lease Area		1,092	2,332	1,282		170,938

