

State Use 101
Print Date 11-03-2020 2:17:21 P

CURRENT OWNER										TOPO TYPE				UTILITY				STREET				LOCATION				CURRENT ASSESSMENT																			
ROKHKIND YANA ROKHKIND DIMITRIY 48 BRAEBURN RD EAST LONGMEADOW MA 01028 GIS ID F_375052_2855448																										Description		Code		Appraised				Assessed		1006 EAST LONGMEADOW									
										TOPO WET				EASEMENT				TRAFFIC				CORNER				RESIDNTL.		101		109600				109,600											
																										RES LAND		101		64300				64,300											
										DRAINAGE								VIEW				COMMUNITY				RESIDNTL.		101		900				900											
																				SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed										Received NIA Field 8 Field 9 Field 10 Assoc Pid#																																			
																				Total										174,800				174,800											
RECORD OF OWNERSHIP										BK-VOL/PAGE				SALE DATE				Q/U		V/I		SALE PRICE				VC		PREVIOUS ASSESSMENTS (HISTORY)																	
ROKHKIND YANA LACEDONIA,NANCY A MONROE RICHARD W,										11721		0059		06-27-2001				U		I		130,500						Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
										10387		0443		07-30-1998				U		I		107,000						2020		101		106,000		2019		101		103,300		2018		101		89,100	
										05844		0251		07-01-1985				U		I		75,500								101		64,300				101		62,500				101		62,500	
																														101		900				101		900				101		900	
																												Total		171200		Total		166700		Total		152500							
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												APPRaised VALUE SUMMARY																					
Nbhd				Nbhd Name				B				Tracing				Batch				Appraised BLDG. Value (Card)														109,600											
0001												101				MF				Appraised Xf (B) Value (Bldg)														0											
														Appraised Ob (B) Value (Bldg)														900																	
														Appraised Land Value (Bldg)														64,300																	
														Special Land Value														0																	
														Total Appraised Parcel Value														174,800																	
														Valuation Method														C																	
														Adjustment																															
														Net Total Appraised Parcel Value														174,800																	
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															
																				03-06-2018						333		14		INSPECTED															
																				04-15-2004						316		3		MEAS+INSPCTD															
																				05-21-1992						131		14		INSPECTED															
																				06-25-1990						131		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		RC				9,600	SF	8.81	0.760	3	LAND	1.00	MF	1.00				0			1.000	6.7	64,300																				
Total Card Land Units								0.220	AC	Parcel Total Land Area: 0.2204								Total Land Value										64,300																	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	1	
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	
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	122.30	
Interior Floor 2	3	HARDWOOD	RCN	173,928	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1970	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	109,600	
FBM Sqft	432		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		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	120	7.48	1995	60	0.00	AV	A	1.00	500
19	PATIO			L	112	5.75	1990	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	918	918		148.15	136,002	
LLV	LOWR LEVEL	0	864		37.04	32,000	
PAT	PATIO	0	120		7.41	889	
WDK	WOOD DECK	0	240		20.99	5,037	
Ttl Gross Liv / Lease Area		918	2,142	1,174		173,928	

