

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
MATOS MICHAEL J MATOS NEYSHA R 8 MERELINE AV EAST LONGMEADOW MA 01028 GIS ID F_376281_2854846												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		104	124000		124,000																	
												RES LAND		104	63200		63,200																	
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		104	200		200																	
				SUPPLEMENTAL DATA								Total		187,400		187,400																		
				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)																		
MATOS MICHAEL J VECCHIARELLI TIMOTHY VECCHIARELLI ANGELO,HEIRS				22037		0551		01-24-2018		Q		I		184,500		00		Year		Code		Assessed		Year		Code		Assessed						
				12544		0067		09-03-2002		U		I		90,000		1A		2020		104		118,300		2019		104		126,600						
				P001		1787		06-02-1964		U		I		0						104		63,200		2018		104		61,300						
																				104		200				104		200						
				Total										Total		181700		Total		Total		188100		Total		155800								
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																		
0001												104				MF																		
NOTES																																		
																Appraised BLDG. Value (Card)						124,000												
																Appraised Xf (B) Value (Bldg)						0												
																Appraised Ob (B) Value (Bldg)						200												
																Appraised Land Value (Bldg)						63,200												
																Special Land Value						0												
																Total Appraised Parcel Value						187,400												
																Valuation Method						C												
																Adjustment																		
																Net Total Appraised Parcel Value						187,400												
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						
201803224		11-27-2018		62		SOLAR		11,220		06-10-2019		100		06-10-2019				08-07-2019						334		2		MEASURED						
288		10-28-2003		8		RENOVATION		1,200										06-10-2019						400		15		PERMIT VISIT						
287		10-28-2003		8		RENOVATION		1,300										01-27-2012						317		16		FIELDREV CHG						
																		12-14-2004						311		15		PERMIT VISIT						
																		01-28-2004						296		15		PERMIT VISIT						
																		11-04-2003						274		3		MEAS+INSPCTD						
																		07-03-1990						131		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	104	TWO FAM		RC						5,400 SF		15.4		0.760	3	LAND	1.00	MF	1.00			0				1.000	11.7	63,200						
Total Card Land Units																0.124		AC	Parcel Total Land Area: 0.1240				Total Land Value										63,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	12	MULTI-CONV	Basement Floor	12	CONCRETE
Model	03	MULTI-FAMILY	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.5	2.5	Units	2	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	5	ASBESTOS	Code	Description	
Exterior Wall 2			104	TWO FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		88.14
Interior Floor 2	3	HARDWOOD	RCN		217,504
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1920
AC Type	01	NONE	Effective Year Built		1975
Bedrooms	4		Depreciation Code		AV
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	2		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		57
Extra Kitchen St			RCNLD		124,000
FBM Sqft			Dep % Ovr		
FBM Quality			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	56	7.48	1960	50	0.00	FR	F	0.90	200
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
ATC	ATTIC	105	420		25.70	10,793
BMT	BASEMENT	0	840		20.56	17,269
EPF	ENCL PORCH	0	180		30.84	5,551
FFL	1ST FLOOR	840	840		102.79	86,344
OPF	OPEN PORCH	0	252		10.20	2,570
SFL	2ND FLOOR	840	840		102.79	86,344
UAT	UNFIN ATTC	0	420		20.56	8,634
Ttl Gross Liv / Lease Area		1,785	3,792	2,116		217,504

