Property Location 16 KINGSTON AV | Map ID 2C/ 65/ 0/ / | Bldg Name | State Use 101
Vision ID 2526 | Account # 2569 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-03-2020 2:47:27 P

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
LONGO ANTHONY M				
LONGO DARLENE M	TOPO WET	EASEMENT	TRAFFIC	CORNER
16 KINGSTON AVE				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA	
Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_376090_2854460

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	78100	78,100
RES LAND	101	64500	64,500
RESIDNTL.	101	25700	25,700
	Total	168,300	168,300

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
LONGO ANTHONY M	05328	0146	10-25-1982	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2020	101	73,800	2019	101	72,100	2018	101	60,400
	101	64,500		101	62,600		101	62,600
	101	25,700		101	25,700		101	1,100
	Total	164000		Total	160400		Total	124100

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001			101	MF

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	78,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	25,700
Appraised Land Value (Bldg)	64,500
Special Land Value	0
Total Appraised Parcel Value	168,300
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	168,300

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201701973	06-28-2017	3	GARAGE	30,000	03-01-2018	100	03-01-2018	3 CAR UNATTACHE
7	01-05-2009	20	WOOD STOVE	2,500				COAL BURNER NV

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
03-01-2018			333	15	PERMIT VISIT
12-02-2009			317	15	PERMIT VISIT
05-25-2004			319	3	MEAS+INSPCTD
04-12-2004			311	1	LEFT NOTICE
08-03-1992			131	14	INSPECTED
05-06-1992			107	22	MAILER SENT
07-10-1990			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				10,125	SF	8.38	0.760	3	LAND	1.00	MF	1.00			0			1.000	6.37	64,500
						Total Card Land Units	0.232	AC	Parcel Total Land Area:	0.2324												Total Land Value	64,500

Property Location	16 KINGSTON AV		Map ID	2C/ 65/ 0/ /		Bldg Name	State Use 101
Vision ID	2526	Account # 2569		Bldg # 1	Sec # 1 of 1	Card # 1 of 1	Print Date 11-03-2020 2:47:28 P

CONSTRUCTION DETAIL

Element	Cd	Description
Style	15	OLD STYLE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.75	1 3/4 STORIES
Foundation	2	CONC BLOCK
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	2	PLASTER
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2		
Heat Fuel	1	OIL
Heat Type	1	FORCED H/A
AC Type	01	NONE
Bedrooms	3	
Full Baths	1	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	6	
Bath Style	A	AVERAGE
Half Bath Style		
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
Fireplaces	0	
WS Flues		
Central Vac	0	NO
Frame	1	WOOD

CONSTRUCTION DETAIL (CONTINUED)

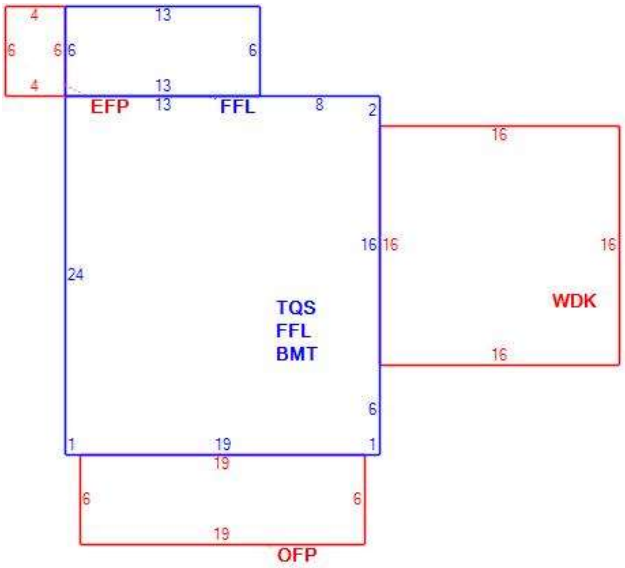
Element	Cd	Description
Basement Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1.00	
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	97.24
RCN	123,923
Net Other Adj	
Year Built	1910
Effective Year Built	1981
Depreciation Code	AG
Remodel Rating	
Year Remodeled	
Depreciation %	37
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	63
RCNLD	78,100
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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
01	SHED/MTL			L	48	5.18	1950	60	0.00	AV	A	1.00	100
04	GARAGE/L			L	960	30.48	2017	70	0.00	GD	G	1.25	25,600

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	504		22.27	11,225
EFP	ENCL PORCH	0	24		32.42	778
FFL	1ST FLOOR	582	582		111.14	64,684
OFP	OPEN PORCH	0	114		10.72	1,223
TQS	3/4 STORY	378	504		83.36	42,012
WDK	WOOD DECK	0	256		15.63	4,001
	Ttl Gross Liv / Lease Area	960	1,984	1,115		123,923