

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
GIANNAKOPOULOS ELIAS P + CRIST 67 BIRCH AVE EAST LONGMEADOW MA 01028 GIS ID F_376834_2853628										Description RESIDNTL. RES LAND RESIDNTL. Total		Code 101 101 101 242,100		Appraised 156100 85600 400 242,100		Assessed 156,100 85,600 400 242,100		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC												CORNER															
				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#																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
GIANNAKOPOULOS ELIAS P + CRISTINA R LESNIEWSKI ADAM TRUSTEE LESNIEWSKI ANNA, HOWARD KENNETH B +, MOYNIHAN JOHN F				20367		0396		07-29-2014		Q		I		242,500		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				18920		0272		09-20-2011		U		I		1		1A																			
				11274		0154		07-21-2000		U		I		150,000																					
				08373		0199		03-31-1993		U		I		140,000																					
				6811		0011		04-21-1988		U		I		143,000																					
																		Total		236600		Total		230200		Total		218800							
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						101		MA																											
NOTES																																			
SUB DIV # 566																		Appraised BLDG. Value (Card)		156,100															
																		Appraised Xf (B) Value (Bldg)		0															
																		Appraised Ob (B) Value (Bldg)		400															
																		Appraised Land Value (Bldg)		85,600															
																		Special Land Value		0															
																		Total Appraised Parcel Value		242,100															
																		Valuation Method		C															
																		Adjustment																	
																		Net Total Appraised Parcel Value		242,100															
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							
201902331		07-09-2019		91		INSULATION		5,705				0				WOOD STOVE DEMO HOUSE SPLIT ENT		09-12-2014						317		3		MEAS+INSPCTD							
365		12-01-1988		MN		Manual Note		799										04-23-2004						317		14		INSPECTED							
285		09-01-1988		MN		Manual Note												04-07-2004						250		22		MAILER SENT							
332		10-01-1987		MN		Manual Note		70,000										04-06-2004						311		2		MEASURED							
																		09-07-1990						131		3		MEAS+INSPCTD							
																		11-16-1988						107		15		PERMIT VISIT							
																		03-09-1988						130		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				12,000	SF	7.13	1.000	5	LAND	1.00	MA	1.00					0		1.000	7.13	85,600										
Total Card Land Units								0.275	AC	Parcel Total Land Area: 0.2755				Total Land Value								85,600													

Property Location 67 BIRCH AVE
 Vision ID 3239

Account # 3290

Map ID 3A/ 32/ C/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11-03-2020 4:34:23 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 Story	Units	1	
Foundation	1		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	10	PARQUET	Adj Base Rate	108.71	
Interior Floor 2	4	CARPET	RCN	205,405	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1987	
AC Type	03	FULL	Effective Year Built	1994	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	24	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	76	
Extra Kitchen St			RCNLD	156,100	
FBM Sqft	288		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	1	YES	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	80	7.48	2013	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,234	1,234		132.18	163,108	
LLV	LOWR LEVEL	0	1,152		33.04	38,067	
WDK	WOOD DECK	0	227		18.63	4,230	
Ttl Gross Liv / Lease Area		1,234	2,613	1,554		205,405	

