

State Use 101
Print Date 11-03-2020 9:27:38 A

CURRENT OWNER				TOPO TYPE				UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
LANG GIANG D PHAM THI THUY TRAM 4 WATERMAN AVE EAST LONGMEADOW MA 01028 GIS ID F_378435_2852785 Mailed														Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	112700		112,700														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	84800		84,800														
				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#								Total		197,500		197,500													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
LANG GIANG D STELLATO THERESA T LOMMA,ROSMINA				22634		252		04-22-2019		Q		I		229,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				17071		0044		12-12-2007		U		I		205,000				2020	101	106,600	2019	101	103,600	2018	101	110,500					
				04988		0052		09-02-1980		U		I		0					101	84,800		101	82,300		101	82,300					
																Total		191400		Total		185900		Total		192800					
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												APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 112,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 84,800 Special Land Value 0 Total Appraised Parcel Value 197,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 197,500																			
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	
												201902852	09-11-2019		91	INSULATION		4,000			0		NVC REROOF	05-10-2018				333	3	MEAS+INSPCTD	
												280	10-20-2003		21	SIDING		7,000						05-05-2005				311	11	ENTRY DENIED	
283	10-01-1992		MN	Manual Note		5,000		01-28-2004	311	15	PERMIT VISIT																				
								10-11-1990	131	3	MEAS+INSPCTD																				
														01-05-1984	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				10,000	SF	8.48	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.48	84,800									
Total Card Land Units							0.230	AC	Parcel Total Land Area: 0.2296							Total Land Value							84,800								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
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	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		101.72
Interior Floor 1	3	HARDWOOD	RCN		178,894
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1968
Heat Type	1	FORCED H/A	Effective Year Built		1981
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		112,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,008		22.70	22,886	
FFL	1ST FLOOR	1,208	1,208		113.30	136,861	
GAR	GARAGE	0	390		45.32	17,674	
OFP	OPEN PORCH	0	60		11.33	680	
PAT	PATIO	0	144		5.51	793	
Ttl Gross Liv / Lease Area		1,208	2,810	1,579		178,894	

