

State Use 101
Print Date 11-03-2020 4:40:06 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
MANCUSO JEFFREY L SR 11 KINGMAN AV EAST LONGMEADOW MA 01028 GIS ID F_375906_2853135												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	130900		130,900											
				RES LAND								RESIDNTL.		101	83300		83,300											
				DRAINAGE				VIEW		COMMUNITY						600		600										
				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		214,800		214,800												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
MANCUSO JEFFREY L SR PRYOR PATRICIA LYONS BARRY A CAPELESS				20711		0003		05-20-2015		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				09800		0116		03-20-1997		U		I		84,000				2020	101	124,100	2019	101	120,700	2018	101	111,600		
				06397		0375		02-24-1987		U		I		90,000					101	83,300		101	80,900		101	80,900		
				03681		0153		04-10-1972		U		I		0					101	600		101	600		101	600		
																		Total	208000	Total	202200	Total	193100					
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																
Year	Code	Description		Amount		Code	Description		YEAR	Amount												Comm Int						
																APPAISED VALUE SUMMARY												
																Appraised BLDG. Value (Card)										130,900		
																Appraised Xf (B) Value (Bldg)										0		
																Appraised Ob (B) Value (Bldg)										600		
																Appraised Land Value (Bldg)										83,300		
																Special Land Value										0		
																Total Appraised Parcel Value										214,800		
																Valuation Method										C		
																Adjustment												
																Net Total Appraised Parcel Value										214,800		
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			
201502232 49		07-22-2015 01-01-1982		4 MN		ADDITION Manual Note		30,000		05-27-2016		100		05-27-2016		8X22 ADDITION		05-27-2016 07-27-2006 06-26-2006 04-01-2004 05-06-1992 09-05-1990 01-09-1984					317 311 250 316 107 131 500	15 3 22 22 22 2 1	PERMIT VISIT MEAS+INSPCTD MAILER SENT MAILER SENT MAILER SENT MEASURED LEFT NOTICE			
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				6,000		SF	13.89	1.000	5	LAND	1.00	MA	1.00			0			1.000	13.89	83,300			
Total Card Land Units								0.138		AC	Parcel Total Land Area: 0.1377								Total Land Value								83,300	

Property Location 11 KINGMAN AV
 Vision ID 3277 Account # 3330

Map ID 3B/ 19/ 757/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
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	
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	3	HARDWOOD	Adj Base Rate	106.03	
Interior Floor 2			RCN	187,065	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1962	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	5		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	70	
Extra Kitchen St			RCNLD	130,900	
FBM Sqft	702		Dep % Ovr		
FBM Quality	1		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
19	PATIO			L	96	5.75	1982	30	0.00	PR	A	1.00	200
01	SHED/MTL			L	130	5.18	2000	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,112		24.31	27,037
FFL	1ST FLOOR	1,280	1,280		121.79	155,887
OFP	OPEN PORCH	0	88		12.46	1,096
WDK	WOOD DECK	0	176		17.30	3,045
Ttl Gross Liv / Lease Area		1,280	2,656	1,536		187,065

