

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW							
LAROCCA LUIGI LAROCCA MARGARET M 46 WATERMAN AVE EAST LONGMEADOW MA 01028 GIS ID F_377878_2853156		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed	RESIDNTL. 101 190200 190,200 RES LAND 101 84400 84,400 RESIDNTL. 101 400 400											
		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#															
						Total		275,000	275,000												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
LAROCCA LUIGI		05702	0254	10-19-1984	U	I	59,900	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
									2020	101	185,500	2019	101	183,700	2018	101	165,100				
									101	84,400	101	82,000	101	82,000							
									101	400	101	400	101	400							
						Total		270300	Total	266100	Total	247500									
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					APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 190,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 84,400 Special Land Value 0 Total Appraised Parcel Value 275,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 275,000												
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
PL 276 PG 31																					
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							
201900801	03-21-2019	7	REMODEL	26,083	05-29-2019	100	05-29-2019	BATH	05-29-2019			334	15	PERMIT VISIT							
387	12-16-2008	25	WINDOWS	1,700				5 REPLACEMENT	05-10-2018			333	3	MEAS+INSPCTD							
50	04-01-1991	MN	Manual Note	12,000				ADDITION	02-13-2009			317	15	PERMIT VISIT							
269	08-01-1987	MN	Manual Note	2,395				AG POOL	11-03-2005			250	11	ENTRY DENIED							
26	01-01-1986	MN	Manual Note					FIN SEC FL	06-08-2005			250	22	MAILER SENT							
170	01-01-1984	MN	Manual Note					DWELLING	05-05-2005			311	2	MEASURED							
									10-11-1990			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	101	ONE FAM	RC				9,000 SF	9.38	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.38	84,400
Total Card Land Units							0.207	AC	Parcel Total Land Area: 0.2066							Total Land Value					84,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	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	90.70	
Interior Floor 2	6	CERAMIC TL	RCN	260,606	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1984	
AC Type	01	NONE	Effective Year Built	1991	
Bedrooms	4		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths			Year Remodeled		
Extra Fixtures			Depreciation %	27	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	73	
Extra Kitchen St			RCNLD	190,200	
FBM Sqft	648		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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	96	7.48	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	864		21.30	18,402	
FFL	1ST FLOOR	864	864		106.37	91,904	
GAR	GARAGE	0	528		42.51	22,444	
OFP	OPEN PORCH	0	24		8.86	213	
SFL	2ND FLOOR	552	552		106.37	58,716	
TQS	3/4 STORY	648	864		79.78	68,928	
Ttl Gross Liv / Lease Area		2,064	3,696	2,450		260,606	

