

State Use 101
Print Date 11-03-2020 5:56:43 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																			
LOPES JASON LOPES JULIE 30 HERITAGE CR EAST LONGMEADOW MA 01028 GIS ID F_386255_2855153												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		375000		375,000																													
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		134800		134,800																													
												RESIDNTL.		101		500		500																													
				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		510,300		510,300																															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																															
LOPES JASON ZWIRKO MICHAEL A FARKOS WILLIAM M, SAIMERI JOSEPH P , THE ALDER GROUP INC				22659		114		05-10-2019		Q		I		569,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed													
				19996		0386		08-30-2013		Q		I		495,500		00		2020		101		361,000		2019		101		351,800		2018		101		350,100													
				19237		0002		04-30-2012		U		I		480,000						101		134,800				101		130,800				101		130,800													
				08825		0041		05-09-1994		U		V		75,000						101		500				101		500				101		500													
				0000		0000				U		0						Total		496300		Total		483100		Total		481400																			
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) 375,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 134,800 Special Land Value 0 Total Appraised Parcel Value 510,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 510,300																													
Nbhd		Nbhd Name		B		Tracing		Batch																																							
0001						101		NV																																							
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	
																		201502934		11-30-2015		9		ALTERATION		2,550		05-27-2016		100		05-27-2016		REPLACE OLD GA		05-27-2016						317		15		PERMIT VISIT	
																		151		06-21-1996		MN		Manual Note		225,000								DWELLING		05-25-2012						317		3		MEAS+INSPCTD	
																		06-10-2011						317		1		LEFT NOTICE																			
																		09-12-2002						274		3		MEAS+INSPCTD																			
																		01-20-1998						200		15		PERMIT VISIT																			
																		12-26-1996						200		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		RA				40,000		SF	2.39	1.400	9	LAND	1.00	NV	1.00			0			1.000	3.35		134,000																					
1	101	ONE FAM		RA				0.120		AC	7,000	1.000	0		1.00	NV	1.00			0			1.000	7,000		800																					
Total Card Land Units								1.038		AC	Parcel Total Land Area:				1.0383				Total Land Value										134,800																		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 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	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		75.93
Interior Floor 1	3	HARDWOOD	RCN		436,100
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1996
Heat Type	1	FORCED H/A	Effective Year Built		2004
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	2		Depreciation %		14
Extra Fixtures	2		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		86
Extra Kitchens	0		RCNLD		375,000
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1600		Dep Ovr Comment		
FBM Quality	4		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	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
02	SHED/FR			L	120	7.48	2013	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,639		22.98	37,672	
CFL	CATHEDRAL CE	217	217		118.56	25,727	
FFL	1ST FLOOR	1,422	1,422		114.85	163,322	
GAR	GARAGE	0	528		45.90	24,234	
HST	HALF STORY	132	264		57.43	15,161	
OFF	OPEN PORCH	0	446		11.59	5,168	
SFL	2ND FLOOR	1,391	1,391		114.85	159,762	
WDK	WOOD DECK	0	311		16.25	5,054	
Ttl Gross Liv / Lease Area		3,162	6,218	3,797		436,100	

