

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
GAVAZZI ITALO A GAVAZZI AURELIA A 44 RIDGE RD EAST LONGMEADOW MA 01028 GIS ID F_385160_2854491												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	191600		191,600																		
												RES LAND		101	104100		104,100																		
				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		295,700		295,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
GAVAZZI ITALO A ANDERSON WILLIAM H +, CAIRNS ROBERT E HEIRS +				11261		0371		07-10-2000		U		I		254,000		1		Year		Code		Assessed		Year		Code		Assessed							
				08540		0542		08-27-1993		U		I		175,000				2020		101		182,500		2019		101		177,900		2018		101		165,800	
				03068		0036		10-19-1964		U		I		0						101		104,100				101		100,900				101		100,900	
																		Total		286600		Total		278800		Total		266700							
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				MG																			
NOTES																																			
WALK OUT BMT																		Appraised BLDG. Value (Card)								191,600									
																		Appraised Xf (B) Value (Bldg)								0									
																		Appraised Ob (B) Value (Bldg)								0									
																		Appraised Land Value (Bldg)								104,100									
																		Special Land Value								0									
Total Appraised Parcel Value								295,700																											
Valuation Method								C																											
Adjustment																																			
Net Total Appraised Parcel Value								295,700																											
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							
242		10-27-1998		12		REROOF		4,000								98 BP NVC		05-14-2018						333		2		MEASURED							
298		10-01-1993		MN		Manual Note		10,000								ALTERATION		04-20-2010						316		3		MEAS+INSPCTD							
																		08-27-2002						274		3		MEAS+INSPCTD							
																		02-11-1999						247		15		PERMIT VISIT							
																		04-04-1994						107		15		PERMIT VISIT							
																		02-26-1992						170		3		MEAS+INSPCTD							
																		10-30-1980						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		RA				17,126	SF	5.11	1.190	7	LAND	1.00	MG	1.00				0			1.000	6.08	104,100										
Total Card Land Units								0.393	AC	Parcel Total Land Area:				0.3932	Total Land Value						104,100														

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	5	LINO/VINYL
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	1	WOOD SHING	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	91.65	
Interior Floor 2	4	CARPET	RCN	273,674	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1955	
AC Type	03	FULL	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		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	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	191,600	
FBM Sqft	1200		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,600		23.20	37,124	
FFL	1ST FLOOR	1,836	1,836		116.01	212,999	
GAR	GARAGE	0	400		46.41	18,562	
OSP	SCRN PORCH	0	288		17.32	4,989	
Ttl Gross Liv / Lease Area		1,836	4,124	2,359		273,674	

