

State Use 101
Print Date 11-03-2020 6:28:02 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
COUCEIRO JULIO M COUCEIRO KATHLEEN A 62 HILLSIDE DR EAST LONGMEADOW MA 01028 GIS ID F_385148_2851890												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	139400		139,400										
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	103500		103,500										
												RESIDENTL.		101	1800		1,800										
				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		244,700		244,700									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
COUCEIRO JULIO M SAFFORD HAZEL W				08655	0394	11-30-1993	U	I	120,500			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				02562	0170	08-16-1957	U	I	0			2020	101	132,000	2019	101	128,400	2018	101	118,000							
													101	103,500		101	100,500		101	100,500							
													101	1,800		101	1,800		101	1,800							
				Total		0.00								Total		237300		Total		230700		Total		220300			
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) 139,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,800 Appraised Land Value (Bldg) 103,500 Special Land Value 0 Total Appraised Parcel Value 244,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 244,700															
Nbhd		Nbhd Name			B			Tracing			Batch																
0001								101			MG																
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					
201800508		02-13-2018		18	CHIMNEY		1,410	05-11-2018		100	05-11-2018		LINER		05-11-2018 10-02-2009 07-26-2002 07-11-2002 03-17-1992 01-06-1980					333 375 250 274 131 500	2 2 22 2 3 3	MEASURED MEASURED MAILER SENT MEASURED MEAS+INSPECTD MEAS+INSPECTD					
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				16,050	SF	5.42	1.190	7	LAND	1.00	MG	1.00				0		1.000	6.45	103,500			
Total Card Land Units								0.368	AC	Parcel Total Land Area: 0.3685								Total Land Value								103,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
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	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	4	CARPET	Adj Base Rate	97.00	
Interior Floor 2	3	HARDWOOD	RCN	199,100	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1957	
AC Type	01	NONE	Effective Year Built	1988	
Bedrooms	2		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	4		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	139,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	80	7.48	1995	60	0.00	AV	A	1.00	400
02	SHED/FR			L	220	7.48	2009	70	0.00	GD	G	1.25	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		22.12	21,237	
FFL	1ST FLOOR	960	960		110.61	106,187	
PAT	PATIO	0	324		5.46	1,770	
TQS	3/4 STORY	360	480		82.96	39,820	
UTQ	UNFIN TQS	0	480		49.77	23,892	
WDK	WOOD DECK	0	400		15.49	6,194	
Ttl Gross Liv / Lease Area		1,320	3,604	1,800		199,100	

