

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
FALVO ALEXANDRO FALVO KELLY L 74 HILLSIDE DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	207800		207,800																		
												RES LAND		101	103900		103,900																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000																		
				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#																															
GIS ID F_385172_2851675												Total		312,700		312,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
FALVO ALEXANDRO MAURER,MARK C BROWN BARBARA ANNE,				17892		0424		07-15-2009		U		I		280,000		1		Year		Code		Assessed		Year		Code		Assessed							
				15066		0236		06-01-2005		U		I		232,500				2020		101		199,500		2019		101		193,400		2018		101		179,200	
				02657		0100		01-27-1959		U		I		0						101		103,900				101		100,600		101		100,600			
																				101		1,000				101		1,000		1,000					
				Total														Total		304400		Total		295000		Total		280800							
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																																			

Property Location 74 HILLSIDE DR
 Vision ID 3978 Account # 4044

Map ID 49/ 79/ 23/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11-03-2020 6:28:24 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
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	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		97.65
Interior Floor 1	3	HARDWOOD	RCN		223,479
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		2000
Heat Type	1	FORCED H/A	Effective Year Built		2011
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	3		Remodel Rating		03
Full Baths	2		Year Remodeled		2005
Half Baths	0		Depreciation %		7
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		93
Extra Kitchens	0		RCNLD		207,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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	200	7.48	2009	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,425		23.18	33,035	
FFL	1ST FLOOR	1,605	1,605		115.91	186,039	
OFP	OPEN PORCH	0	66		12.29	811	
PAT	PATIO	0	619		5.80	3,593	
Ttl Gross Liv / Lease Area		1,605	3,715	1,928		223,479	

