

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																		
ROMITO JOHN W 64 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_385925_2847348												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	171500		171,500													
												RES LAND		101	105700		105,700													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	400		400													
				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										277,600		277,600														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
ROMITO JOHN W ROMITO MAUREEN A BAHREHMAND				07112 0023		03-07-1989		U		I		1		1		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
				6388 0037		02-12-1987		U		I		132,500				2020		101	162,900		2019		101	158,600		2018		101	147,200	
				05727 0022		12-05-1984		U		I		72,500						101	105,700				101	102,900				101	102,900	
																		101	400				101	400				101	400	
				Total										269000		Total		261900		Total		250500								
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																														
70% OF LOT QUARRY 3/4 BATH IN BASEMENT; OC 7/9/02 - SUB DIV #902 - PARCEL 4-A - 1,913 SF - B 12732 - P519 - 11-19-2002														Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value										171,500 0 400 105,700 0 277,600 C 277,600						
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		
15		01-28-2002		3		GARAGE		20,000								OC 7/9/02		09-28-2015						317		2		MEASURED		
325		12-27-2001		4		ADDITION		70,000								OFF BACK OF HSE,		02-06-2003						274		15		PERMIT VISIT		
																		05-23-2002						105		14		INSPECTED		
																		05-09-2002						250		22		MAILER SENT		
																		05-07-2002						274		2		MEASURED		
																		02-26-2002						274		15		PERMIT VISIT		
																		06-26-1992						131		13		MISSED APPT		
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	1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	2.56	102,400					
1	101	ONE FAM		RA				0.470	AC	7,000	1.000	0		1.00	MG	1.00				0			1.000	7,000	3,300					
Total Card Land Units								1.388	AC	Parcel Total Land Area:				1.3883	Total Land Value										105,700					

Property Location 64 KIBBE RD
Vision ID 4175

Account # 4243

Map ID 52/ 15/ 3R/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 6:57:30 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		97.83
Interior Floor 1	3	HARDWOOD	RCN		245,047
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1955
Heat Type	1	FORCED H/A	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		171,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	944		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	0		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	80	7.48	1990	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	1,348		25.60	34,514	
FFL	1ST FLOOR	1,361	1,361		127.83	173,974	
GAR	GARAGE	0	638		51.09	32,596	
OPF	OPEN PORCH	0	162		12.63	2,045	
WDK	WOOD DECK	0	108		17.75	1,917	
Ttl Gross Liv / Lease Area		1,361	3,617	1,917		245,047	

