

State Use 101
Print Date 11-03-2020 8:06:31 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
VON FLATERN NEIL F VON FLATERN GINA M 31 MARSHALL ST EAST LONGMEADOW MA 01028 GIS ID F_376562_2847793												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		133700		133,700															
												RES LAND		101		87200		87,200															
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		9100		9,100															
				SUPPLEMENTAL DATA																													
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																													
												Total		230,000		230,000																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
VON FLATERN NEIL F VON FLATERN NEIL F +, VON FLATERN NEIL F + HUBACH GARY C				15245 0518		08-08-2005		U		I		100		1F		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				08672 0252		12-14-1993		U		I		1		1A		2020		101		126,800		2019		101		123,400		2018		101		114,300	
				07335 0306		12-01-1989		U		I		153,000				101		87,200		2019		101		84,600		2018		101		84,600			
				04188 0048		10-10-1975		U		I		0				101		9,100		2019		101		9,100		2018		101		9,100			
												Total		223100		Total		217100		Total		208000											
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				MA																	
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					
190		01-01-1986 01-01-1977		MN MN		Manual Note Manual Note		200								ADDITION OFF		01-04-2016 03-29-2004 07-14-1992 04-01-1992 09-14-1990 04-25-1980		02				317 311 190 107 131 500		2 3 14 22 2 3		MEASURED MEAS+INSPCTD INSPECTED MAILER SENT MEASURED 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		RB				16,366 SF	5.33	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.33	87,200											
Total Card Land Units								0.376 AC		Parcel Total Land Area: 0.3757								Total Land Value								87,200							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		99.87
Interior Floor 2	3	HARDWOOD	RCN		212,147
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1955
AC Type	03	FULL	Effective Year Built		1981
Bedrooms	3		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	7		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		63
Extra Kitchen St			RCNLD		133,700
FBM Sqft	456		Dep % Ovr		
FBM Quality	1		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
03	GARAGE	OB	Outbuildi	L	440	28.18	1955	60	0.00	AV	A	1.00	7,400
02	SHED/FR			L	120	7.48	1955	60	0.00	AV	A	1.00	500
28	B-BALL C			L	1	0.00	2003	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		23.43	21,367
EFB	ENCL PORCH	0	96		35.47	3,405
FFL	1ST FLOOR	912	912		117.40	107,071
TQS	3/4 STORY	684	912		88.05	80,304
Ttl Gross Liv / Lease Area		1,596	2,832	1,807		212,147

