

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
RIZZO VINCENT ROBERT 24 FRASER DR EAST LONGMEADOW MA 01028 GIS ID F_391483_2846242 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	190100		190,100												
												RES LAND		101	107100		107,100												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1900		1,900												
				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		299,100		299,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
RIZZO VINCENT ROBERT GRENIER GILLES A + DENISE T GRENIER GILLES A FRANCESCHELLI ELIZABETH L				22745 54		07-08-2019		Q		I		335,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				21105 0519		03-22-2016		U		I		100		1A		2020		101	180,300	2019	101	122,700	2018	101	110,100				
				20944 0585		11-06-2015		Q		I		208,000		00				101	107,100		101	104,300		101	104,300				
				02618 0412		07-15-1958		U		I		0						101	1,900		101	1,900		101	600				
																Total		289300		Total		228900		Total		215000			
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																													
																		Appraised BLDG. Value (Card)										190,100	
																		Appraised Xf (B) Value (Bldg)										0	
																		Appraised Ob (B) Value (Bldg)										1,900	
																		Appraised Land Value (Bldg)										107,100	
																		Special Land Value										0	
																		Total Appraised Parcel Value										299,100	
																		Valuation Method										C	
																		Adjustment											
																		Net Total Appraised Parcel Value										299,100	
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													
202001880	06-15-2020	62	SOLAR		25,000	02-28-2018	0	02-28-2018	12X20		02-28-2018			333	15	PERMIT VISIT													
201702670	10-12-2017	10	SHED		5,995		05-04-2017				317			14	INSPECTED														
201702437	09-14-2017	91	INSULATION		1,400	05-04-2017	0	05-04-2017	KITCHEN & BATH SHED		05-06-2016			317	3	MEAS+INSPCTD													
201602147	07-15-2016	7	REMODEL		32,000		03-23-2006				311			3	MEAS+INSPCTD														
195	07-01-1987	MN	Manual Note		250		12-16-1999				247			3	MEAS+INSPCTD														
											03-19-1992			170	3	MEAS+INSPCTD													
											03-10-1988			130	15	PERMIT VISIT													
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				25,018 SF	3.6	1.190	7	LAND	1.00	MG	1.00			0		1.000	4.28	107,100								
Total Card Land Units							0.574	AC	Parcel Total Land Area:			0.5743	Total Land Value										107,100						

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			Percentage		
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				95.60		
Interior Floor 1	3		HARDWOOD				RCN				229,000		
Interior Floor 2	4		CARPET				Net Other Adj						
Heat Fuel	1		OIL				Year Built				1958		
Heat Type	3		FORCED H/W				Effective Year Built				2001		
AC Type	03		FULL				Depreciation Code				VG		
Bedrooms	3						Remodel Rating				03		
Full Baths	2						Year Remodeled				2016		
Half Baths	0						Depreciation %				17		
Extra Fixtures	0						Functional Obsol						
Total Rooms	7						External Obsol						
Bath Style	G		GOOD				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	G		GOOD				Overall % Condition				83		
Extra Kitchens	0						RCNLD				190,100		
Extra Kitchen St							Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							Misc Imp Ovr						
Fireplaces	1						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	160	7.48	1987	50	0.00	FR	A	1.00	600
02	SHED/FR			L	240	7.48	2018	70	0.00	GD	A	1.00	1,300
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	988		22.28		22,011		
FFL	1ST FLOOR					1,188	1,188		111.17		132,064		
GAR	GARAGE					0	336		44.33		14,896		
HST	HALF STORY					494	988		55.58		54,916		
OPF	OPEN PORCH					0	30		11.12		333		
WDK	WOOD DECK					0	308		15.52		4,780		
Ttl Gross Liv / Lease Area						1,682	3,838	2,060			229,000		

