

State Use 101
Print Date 11/3/2021 12:21:23 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
AGBO HERMAN D AGBO CHRISTINE 43 LA SALLE ST EAST LONGMEADOW MA 01028 GIS ID F_379233_2854824												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	105400		105,400																				
												RES LAND		101	91500		91,500																				
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	1600		1,600																				
				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		198,500		198,500																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
AGBO HERMAN D HABIB KAREN + MANCINONE SUSAN A CIRCOSTA ALBERT S + ANNE M, CIRCOSTA ALBERT S + ANNA				23774		0497		03-19-2021		U I		229,900		1V		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
				15665		0148		01-30-2006		U I		100		1		2021	101	101,000	2020	101	95,700	2019	101	93,000													
				08500		0501		07-23-1993		U I		1		1F			101	84,800		101	84,800		101	82,300													
				01980		0542		03-04-1949		U I		0					101	1,600		101	1,600		101	1,600													
																Total		187,400		Total		182,100		Total		176,900											
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				4,000.00																																	
ASSESSING NEIGHBORHOOD																		APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 105,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,600 Appraised Land Value (Bldg) 91,500 Special Land Value 0 Total Appraised Parcel Value 198,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 198,500																			
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
																																01-05-2017 12-09-2016 03-22-2004 10-03-1990 11-24-1980			105 119 317 131 500	14 2 3 2 3	INSPECTED MEASURED MEAS+INSPCTD 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	RC				10,000 SF	9.15	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.15	91,500																
Total Card Land Units							0.23 AC	Parcel Total Land Area: 0.23							Total Land Value							91,500															

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	3		MASONRY			MIXED USE							
Exterior Wall 1	6		STUCCO			Code	Description			Percentage			
Exterior Wall 2	1		WOOD SHING			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	8		PLYWD PANL			Adj Base Rate				115.15			
Interior Floor 1	4		CARPET			RCN				184,902			
Interior Floor 2	3		HARDWOOD			Net Other Adj							
Heat Fuel	2		GAS			Year Built				1937			
Heat Type	5		STEAM			Effective Year Built				1975			
AC Type	01		NONE			Depreciation Code				AV			
Bedrooms	3					Remodel Rating							
Full Baths	1					Year Remodeled							
Half Baths	0					Depreciation %				43			
Extra Fixtures	1					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				57			
Extra Kitchens	0					RCNLD				105,400			
Extra Kitchen St						Dep % Ovr							
FBM Sqft	220					Dep Ovr Comment							
FBM Quality	1					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	255	7.48	1980	60	0.00	AV	A	1.00	1,100
40	LEAN-TO			L	160	5.75	1980	50	0.00	FR	A	1.00	500
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	550		26.21	14,415			
EFP	ENCL PORCH					0	24		38.22	917			
FFL	1ST FLOOR					682	682		131.04	89,371			
GAR	GARAGE					0	200		52.42	10,483			
HST	HALF STORY					100	200		65.52	13,104			
PAT	PATIO					0	382		6.52	2,490			
TQS	3/4 STORY					413	550		98.40	54,121			
Ttl Gross Liv / Lease Area						1,195	2,588	1,411		184,902			

