

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
LUVERA STEPHEN M LUVERA KATHRYN A 51 HARWICH RD EAST LONGMEADOW MA 01028 GIS ID F_380924_2855855										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	123800						123,800							
										RES LAND		101	93600		93,600													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	11900						11,900							
				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		229,300		229,300												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
LUVERA STEPHEN M HENAULT ERVIN F + DORIS P,				15456 02733		0549 0187		10-28-2005 03-11-1960		U U		I I		200,000 0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
																		2021	101	118,600	2020	101	112,300	2019	101	109,100		
																			101	86,700		101	86,700		101	84,100		
																			101	11,900		101	11,900		101	11,900		
Total		217,200		Total		210,900		Total		205,100																		
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		APPRAISED VALUE SUMMARY																		
0001						101		MA																				
NOTES																Appraised BLDG. Value (Card) 123,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,900 Appraised Land Value (Bldg) 93,600 Special Land Value 0 Total Appraised Parcel Value 229,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 229,300												
9/12/14 REAR OF HOUSE ASSUMED COMPLETE																												
FENCED																												
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			
286		01-01-1986		MN		Manual Note										IG POOL		09-12-2014 11-29-2003 04-27-1992 08-16-1991 05-14-1980					317 274 107 131 500	2 3 22 2 3	MEASURED MEAS+INSPCTD 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				15,018	SF	6.23	1.000	5	LAND	1.00	MA	1.00				0			1.000	6.23	93,600			
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34								Total Land Value										93,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	19	RANCH	Basement Floor	12		
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.00	1 Story	Units	1		
Foundation	1		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		103.90	
Interior Floor 1	4	CARPET	RCN		217,155	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1960	
Heat Type	1	FORCED H/A	Effective Year Built		1975	
AC Type	03	FULL	Depreciation Code		AV	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	1		Depreciation %		43	
Extra Fixtures	0		Functional Obsol			
Total Rooms	7		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	F	FAIR	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		57	
Extra Kitchens	0		RCNLD		123,800	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues	2		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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1987	60	0.00	AV	A	1.00	11,300
02	SHED/FR			L	144	7.48	1987	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,248		23.45	29,266	
FFL	1ST FLOOR	1,560	1,560		117.06	182,621	
WDK	WOOD DECK	0	320		16.46	5,268	
Ttl Gross Liv / Lease Area		1,560	3,128	1,855		217,155	

