

State Use 101
Print Date 11/3/2021 3:14:18 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
MASTROIANNI MARIE 29 MAYFAIR ST EAST LONGMEADOW MA 01028 GIS ID F_379796_2856140 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	162100		162,100																				
												RES LAND		101	94000		94,000																				
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	300		300																				
				SUPPLEMENTAL DATA																																	
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		256,400		256,400																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
MASTROIANNI MARIE BAUSCH PEGGY, JOHNSON MARLENE M,				17711 0064		03-27-2009		U		I		225,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
				11711 0042		06-22-2001		U		I		179,000				2021	101	155,700	2020	101	148,000	2019	101	144,200													
				05010 0266		10-14-1980		U		I		0					101	87,100		101	87,100		101	84,500													
																	101	300		101	300		101	300													
																Total		243,100		Total		235,400		Total		229,000											
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																																					
												APPROAISED VALUE SUMMARY																									
												Appraised BLDG. Value (Card)								162,100																	
												Appraised Xf (B) Value (Bldg)								0																	
												Appraised Ob (B) Value (Bldg)								300																	
												Appraised Land Value (Bldg)								94,000																	
												Special Land Value								0																	
												Total Appraised Parcel Value								256,400																	
												Valuation Method								C																	
												Adjustment																									
												Net Total Appraised Parcel Value								256,400																	
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													
201602571		09-19-2016		25	WINDOWS		3,675		03-21-2017		100		03-21-2017		7 REPLACEMENT N		03-21-2017					317	15	PERMIT VISIT													
201402291		08-07-2014		91	INSULATION		2,600				0				NVC		05-11-2010					316	16	FIELDREV CHG													
94		05-02-2001		20	WOOD STOVE		1,000								AG POOL		07-10-2009					375	3	MEAS+INSPCTD													
53		01-01-1986		MN	Manual Note												03-31-2004					250	22	MAILER SENT													
																	12-02-2003					274	2	MEASURED													
																	02-07-2002					274	15	PERMIT VISIT													
																	12-12-1988					105	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		RB				16,157	SF	5.82		1.000	5	LAND	1.00	MA	1.00			0			1.000	5.82	94,000												
																		Total Card Land Units			0.37 AC		Parcel Total Land Area: 0.37											Total Land Value		94,000	

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	19		RANCH				Basement Floor	12	CONCRETE				
Model	01		RESIDENTIAL				Bsmt Garage						
Grade	C		AVERAGE				#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			104.22			
Interior Floor 1	3		HARDWOOD				RCN			231,501			
Interior Floor 2	5		LINO/VINYL				Net Other Adj						
Heat Fuel	2		GAS				Year Built			1959			
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			162,100			
Extra Kitchen St							Dep % Ovr						
FBM Sqft	910						Dep Ovr Comment						
FBM Quality	3						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
19	PATIO			L	100	5.75	1990	60	0.00	AV	A	1.00	300
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	1,300		25.18	32,730			
EFP	ENCL PORCH					0	80		37.77	3,021			
FFL	1ST FLOOR					1,300	1,300		125.88	163,649			
GAR	GARAGE					0	528		50.31	26,562			
PAT	PATIO					0	80		6.29	504			
WDK	WOOD DECK					0	288		17.48	5,035			
Ttl Gross Liv / Lease Area						1,300	3,576	1,839		231,501			

