

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
NADEAU MELINDA 77 MAPLESHADE AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	181100		181,100															
												RES LAND		101	85000		85,000															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	13300		13,300															
				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#																								
GIS ID F_381084_2853268												Total		279,400		279,400																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
NADEAU MELINDA BERTUCCIOLI LUCA BERARD BERNARD F, CALHOUN MARK R,HEIRS & DEVISEES OF TORRICELLI MADELINE E,				22666		0493		05-15-2019		Q		I		285,000		00		Year		Code	Assessed		Year		Code	Assessed						
				12596		0235		09-27-2002		U		I		190,000				2021		101	174,000		2020		101	165,000		2019		101	112,100	
				11851		0075		09-05-2001		U		I		120,000						101	78,700				101	78,700				101	76,400	
				10511		0277		11-02-1998		U		I		83,000						101	13,300				101	13,300				101	13,300	
				04942		0205		05-16-1980		U		I		0																		
																Total		266,000		Total		257,000		Total		201,800						
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																																
												Appraised BLDG. Value (Card)								181,100												
												Appraised Xf (B) Value (Bldg)								0												
												Appraised Ob (B) Value (Bldg)								13,300												
												Appraised Land Value (Bldg)								85,000												
												Special Land Value								0												
												Total Appraised Parcel Value								279,400												
												Valuation Method								C												
												Adjustment																				
												Net Total Appraised Parcel Value								279,400												
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																		
201702762	10-19-2017	8	RENOVATION	273,000	05-29-2019	100	05-29-2019	RESTORE FIRE DA	05-29-2019			400	3	MEAS+INSPCTD																		
323	11-19-2002	3	GARAGE	26,100		100		RF,SDNG,WNDS,PR	05-22-2019			334	15	PERMIT VISIT																		
60	04-02-2002	42	REPAIRS	20,000		100			06-18-2018			333	15	PERMIT VISIT																		
									03-01-2018			333	15	PERMIT VISIT																		
									06-21-2017			317	15	PERMIT VISIT																		
									01-13-2017			119	2	MEASURED																		
								01-30-2004			311	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				17,141 SF	5.51	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	4.96	85,000										
Total Card Land Units																0.39	AC	Parcel Total Land Area: 0.39			Total Land Value						85,000					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	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	3	HARDWOOD	Adj Base Rate	80.19	
Interior Floor 2	2	SOFTWOOD	RCN	218,222	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1895	
AC Type	03	FULL	Effective Year Built	2001	
Bedrooms	3		Depreciation Code	VG	
Full Baths	2		Remodel Rating	04	
Half Baths	1		Year Remodeled	2018	
Extra Fixtures	1		Depreciation %	17	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St			RCNLD	181,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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	672	28.18	2003	70	0.00	GD	A	1.00	13,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	924		21.12	19,512	
EPF	ENCL PORCH	0	42		32.65	1,371	
FFL	1ST FLOOR	924	924		105.47	97,456	
OPF	OPEN PORCH	0	231		10.50	2,426	
SFL	2ND FLOOR	924	924		105.47	97,456	
Ttl Gross Liv / Lease Area		1,848	3,045	2,069		218,222	

