

State Use 101
Print Date 11/3/2021 5:05:31 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																
CURTIN KIMBERLY A CURTIN MICHAEL F II 16 RANKIN AV EAST LONGMEADOW MA 01028 GIS ID F_382221_2850574				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed																			
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	154400		154,400																			
												RES LAND		101	93000		93,000																			
												RESIDENTL.		101	1500		1,500																			
				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		248,900		248,900																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																							
CURTIN KIMBERLY A CAMPBELL KIMBERLY ANN RICHARD,CHARLES H HAYDEN JAMES S + JOANNE M, HAYDEN				23645 0485		01-12-2021		U	I	1 143,000		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				11166 0587		04-21-2000		U	I	143,000			2021	101	148,000	2020	101	140,300	2019	101	136,400															
				10936 0479		09-23-1999		U	I	230,000		1		101	86,000		101	86,000		101	83,500															
				06202 0325		08-25-1986		U	I	40,000		1A		101	1,500		101	1,500		101	1,500															
				01676 0394		07-12-1939		U	I	0			Total		235,500		Total		227,800		Total 221,400															
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												APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 154,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,500 Appraised Land Value (Bldg) 93,000 Special Land Value 0 Total Appraised Parcel Value 248,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 248,900																								
Nbhd		Nbhd Name			B			Tracing			Batch																									
0001								101			MA																									
NOTES																																				
												VISIT / CHANGE HISTORY																								
												Permit Id		Issue Date		Type	Description		Amount		Insp Date		% Comp	Date Comp		Comments		Date		Type		Is	Id	Cd	Purpose/Result	
												257		08-01-2005		12	REROOF		4,000							NVC		03-28-2018					333	2	MEASURED	
												314		10-01-1988		MN	Manual Note		17,000							DORMER BTH		01-06-2006					311	15	PERMIT VISIT	
																												10-03-2003					274	3	MEAS+INSPCTD	
																02-12-1992					105	3	MEAS+INSPCTD													
																01-17-1992					107	22	MAILER SENT													
																11-29-1988					105	14	INSPECTED													
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				13,360 SF		6.96	1.000	5	LAND	1.00	MA	1.00			0		1.000	6.96		93,000												
Total Card Land Units								0.31 AC		Parcel Total Land Area: 0.31				Total Land Value										93,000												

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		98.91	
Interior Floor 1	3	HARDWOOD	RCN		245,007	
Interior Floor 2	4	CARPET	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1940	
Heat Type	1	FORCED H/A	Effective Year Built		1981	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		37	
Extra Fixtures	1		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		63	
Extra Kitchens	0		RCNLD		154,400	
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
22	WOOD DK			L	240	9.20	2003	70	0.00	GD	A	1.00	1,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	988		22.76	22,490	
EFP	ENCL PORCH	0	140		34.08	4,771	
FFL	1ST FLOOR	988	988		113.59	112,224	
GAR	GARAGE	0	240		45.43	10,904	
PAT	PATIO	0	120		5.68	682	
STG	STORAGE	0	172		45.57	7,837	
TQS	3/4 STORY	741	988		85.19	84,168	
WDK	WOOD DECK	0	120		16.09	1,931	
Ttl Gross Liv / Lease Area		1,729	3,756	2,157		245,007	

