

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW																			
MAGNANI FRANK L MAGNANI JEAN A 58 INDIAN SPRING RD EAST LONGMEADOW MA 01028 GIS ID F_383891_2849692		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																								
						RESIDNTL.	101	164700	164,700																								
						RES LAND	101	115400	115,400																								
		DRAINAGE		VIEW	COMMUNITY																												
		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				280,100				280,100																			
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																									
MAGNANI FRANK L		03842	0474	09-17-1973	U	I	0	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																	
								2021	101	157,800	2020	101	151,700	2019	101	147,500																	
									101	106,800		101	106,800		101	103,500																	
								Total			264,600			Total			258,500			Total		251,000											
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		MG																									
NOTES																																	
BUILDING PERMIT RECORD																																	
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result																			
									03-27-2018			333	2	MEASURED																			
									09-02-2010			316	14	INSPECTED																			
									02-20-1992			170	3	MEAS+INSPCTD																			
									09-25-1980			500	3	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	RA				37,100 SF	2.75	1.190	7	LAND	0.95	MG	1.00	ESM1		0		1.000	3.11	115,400												
							Total Card Land Units	0.85	AC	Parcel Total Land Area: 0.85											Total Land Value	115,400											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
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	
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	4	CARPET	Adj Base Rate	101.81	
Interior Floor 2	6	CERAMIC TL	RCN	228,768	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1972	
AC Type	01	NONE	Effective Year Built	1990	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	28	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	72	
Extra Kitchen St			RCNLD	164,700	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,574		23.23	36,561
FFL	1ST FLOOR	1,624	1,624		116.07	188,493
WDK	WOOD DECK	0	231		16.08	3,714

