

State Use 101
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CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW								
GIANNAKOPOULOS ELIAS P + CRIST 67 BIRCH AVE EAST LONGMEADOW MA 01028 GIS ID F_376834_2853628												Description		Code	Appraised		Assessed											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	162300		162,300											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	92400		92,400											
												RESIDNTL.		101	400		400											
				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		255,100		255,100										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
GIANNAKOPOULOS ELIAS P + CRISTINA R LESNIEWSKI ADAM TRUSTEE LESNIEWSKI ANNA, HOWARD KENNETH B +, MOYNIHAN JOHN F				20367		0396		07-29-2014		Q	I	242,500		00	Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed			
				18920		0272		09-20-2011		U	I	1		1A	2021	101	156,100		2020	101	150,600		2019	101	146,800			
				11274		0154		07-21-2000		U	I	150,000			101	85,600			101	85,600			101	83,000				
				08373		0199		03-31-1993		U	I	140,000			101	400			101	400			101	400				
				06811		0011		04-21-1988		U	I	143,000			Total		242,100		Total		236,600		Total		230,200			
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												APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 162,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 92,400 Special Land Value 0 Total Appraised Parcel Value 255,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 255,100																
Nbhd		Nbhd Name		B		Tracing		Batch																				
0001						101		MA																				
NOTES																												
SUB DIV # 566																												
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				
201902331		07-09-2019		91	INSULATION		5,705				0				WOOD STOVE DEMO HOUSE SPLIT ENT		09-12-2014					317	3	MEAS+INSPCTD				
365		12-01-1988		MN	Manual Note		799						04-23-2004							317	14	INSPECTED						
285		09-01-1988		MN	Manual Note								04-07-2004							250	22	MAILER SENT						
332		10-01-1987		MN	Manual Note		70,000						04-06-2004							311	2	MEASURED						
													09-07-1990							131	3	MEAS+INSPCTD						
																	11-16-1988					107	15	PERMIT VISIT				
																	03-09-1988					130	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		RC				12,000		SF	7.7	1.000	5	LAND	1.00	MA	1.00			0			1.000		7.7		92,400	
Total Card Land Units								0.28		AC	Parcel Total Land Area: 0.28						Total Land Value								92,400			

Property Location 67 BIRCH AVE
 Vision ID 3239

Account # 3290

Map ID 3A/ 32/ C/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage	2	
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	
Exterior Wall 2			101	ONE FAM	
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	10	PARQUET	Adj Base Rate	113.99	
Interior Floor 2	4	CARPET	RCN	213,610	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1987	
AC Type	03	FULL	Effective Year Built	1994	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	24	
Total Rooms	6		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	76	
Extra Kitchen St			RCNLD	162,300	
FBM Sqft	288		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	1	YES	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
02	SHED/FR			L	80	7.48	2013	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,234	1,234		137.46	169,623	
LLV	LOWR LEVEL	0	1,152		34.36	39,588	
WDK	WOOD DECK	0	227		19.38	4,399	
Ttl Gross Liv / Lease Area		1,234	2,613	1,554		213,610	

