

State Use 101
Print Date 11/3/2021 9:01:36 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
POKIGO FRANCIS J JR POKIGO KATHLEEN A 60 OLD FARM RD EAST LONGMEADOW MA 01028 GIS ID F_385573_2843546												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	434600		434,600								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	180900		180,900								
												RESIDNTL.		101	35900		35,900								
				SUPPLEMENTAL DATA												Total		651,400		651,400					
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
POKIGO FRANCIS J JR STUART KERMIT MICHAEL, FRICCHIONE,ROBERT L FRICCHIONE,ROBERT L WIERS FRANK C +,				19793	0055	04-26-2013	Q	I	580,000		00														
				17207	0122	03-17-2008	U	I	700,000		1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				14293	0222	08-10-2004	U	I	1			2021	101	417,100	2020	101	400,700	2019	101	390,100					
				10244	0417	04-16-1998	U	I	79,000			101	167,300	101	167,300	101	162,500								
				07875	0304	12-06-1991	U	V	63,000			101	35,900	101	35,900	101	35,900								
Total												Total	620,300	Total	603,900	Total	588,500								
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			APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 434,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 35,900 Appraised Land Value (Bldg) 180,900 Special Land Value 0 Total Appraised Parcel Value 651,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 651,400											
0001								101			NS														
NOTES																									
SUB DIV #594																									
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							
201401638	05-14-2014	91	INSULATION			2,741		05-23-2014	0	05-23-2014	23X40 INGRND		05-23-2014			317	15	PERMIT VISIT							
201301916	05-20-2013	11	POOL			55,210			100				01-16-2009			317	3	MEAS+INSPCTD							
57	04-23-1998	2	DWELLING			314,000			10-10-2002				274			4	INFO AT DOOR								
								12-07-1998	105	2			MEASURED												
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	RAA				40,019 SF	2.58	1.750	2	LAND	1.00	NS	1.00			0		1.000	4.52	180,900				
Total Card Land Units							0.92 AC	Parcel Total Land Area: 0.92							Total Land Value							180,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#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	8	BRICK VENR	101	ONE FAM	
Roof Structure	2	HIP		Percentage	
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	73.49	
Interior Floor 2	3	HARDWOOD	RCN	499,519	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1998	
AC Type	03	FULL	Effective Year Built	2005	
Bedrooms	5		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	4		Depreciation %	13	
Total Rooms	10		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	87	
Extra Kitchen St			RCNLD	434,600	
FBM Sqft	1389		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			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
11	POOL I-V	OB	Outbuildi	L	920	29.00	2013	85	0.00	VG	V	1.50	34,000
19	PATIO			L	460	5.75	2013	70	0.00	GD	A	1.00	1,900

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,852		21.21	39,274
CFL	CATHEDRAL CE	396	396		109.36	43,307
FFL	1ST FLOOR	1,744	1,744		106.15	185,117
GAR	GARAGE	0	840		42.46	35,665
HST	HALF STORY	828	1,656		53.07	87,888
OPF	OPEN PORCH	0	48		11.06	531
OSP	SCRN PORCH	0	168		15.80	2,654
PAT	PATIO	0	288		5.16	1,486
SFL	2ND FLOOR	976	976		106.15	103,598
Ttl Gross Liv / Lease Area		3,944	7,968	4,706		499,519

