

State Use 101
Print Date 11/3/2021 1:02:45 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
NELEN JOSEPH F RULAND HOLLY A 218 WESTWOOD AVENUE EAST LONGMEADOW MA 01028 GIS ID F_377255_2850884												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	190400		190,400												
												RES LAND		101	90900		90,900												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	2200		2,200												
				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		283,500		283,500													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
NELEN JOSEPH F TORCIA MICHAEL A DELLAQUILA STEPHEN J DION				08789 0030		03-31-1994		U		I		139,900		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				08229 0033		11-05-1992		U		V		58,000		1		2021		101	183,200	2020	101	178,700	2019	101	174,200				
				06964 0332		09-14-1988		U		V		80,000		1				101	83,900		101	83,900		101	81,600				
				03099 0402		03-23-1965		U		I		0						101	2,200		101	2,200		101	2,200				
																		Total	269,300	Total	264,800	Total	258,000						
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																	
Year		Code		Description		Amount		Code		Description														YEAR		Amount		Comm Int	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	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	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		115.82
Interior Floor 1	4	CARPET	RCN		229,394
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1992
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	2		Depreciation %		17
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		83
Extra Kitchens	0		RCNLD		190,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	480		Dep Ovr Comment		
FBM Quality	3		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
07	POOL A-C	OB	Outbuildi	L	27	69.00	2005	60	0.00	AV	A	1.00	1,100
22	WOOD DK			L	192	9.20	2005	60	0.00	AV	A	1.00	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,189	1,189		153.75	182,808	
LLV	LOWR LEVEL	0	1,104		38.44	42,435	
OFF	OPEN PORCH	0	28		16.47	461	
WDK	WOOD DECK	0	168		21.96	3,690	
Ttl Gross Liv / Lease Area		1,189	2,489	1,492		229,394	

