

Account # 4170

Map ID 50/ 3/ 28/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/3/2021 10:24:07 P

CURRENT OWNER				TOPO TYPE				UTILITY				STREET				LOCATION				CURRENT ASSESSMENT																					
CIPRIANI ANTHONY A 100 HILLSIDE DR EAST LONGMEADOW MA 01028 GIS ID F_385233_2851131																				Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET				EASEMENT				TRAFFIC				CORNER				RESIDNTL.		101		153300		153,300															
																				RES LAND		101		112300		112,300															
				DRAINAGE								VIEW				COMMUNITY				RESIDNTL.		101		500		500															
				SUPPLEMENTAL DATA																Total		266,100		266,100																	
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)																									
CIPRIANI ANTHONY A PETRIE RUTH N,				18936 02668		0472 0412		09-30-2011		U U		I I		198,150 0		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed							
																		2021		101		147,000		2020		101		139,400		2019		101		135,600							
																				101		104,000				101		104,000		101		100,800									
																						500				101		500		101		500									
				Total		0.00												Total		251,500		Total		243,900		Total		236,900													
EXEMPTIONS														OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description				Amount		Code		Description				YEAR		Amount		Comm Int																					
				ASSESSING NEIGHBORHOOD														Appraised BLDG. Value (Card) 153,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 112,300 Special Land Value 0 Total Appraised Parcel Value 266,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 266,100																							
Nbhd		Nbhd Name		B				Tracing				Batch																													
0001								101				MG																													
NOTES														3/4 BATH IN BMT																											
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													
202102205		06-24-2021		12		REROOF		13,400				0						05-22-2015						317		14		INSPECTED													
201500072		01-12-2015		7		REMODEL		37,500		04-06-2015		100		05-22-2015		KITCHEN REMODE		04-06-2015						317		15		PERMIT VISIT													
282		01-01-1986		MN		Manual Note										ADD BATH		12-09-2011						317		3		MEAS+INSPCTD													
																		09-04-2009						375		3		MEAS+INSPCTD													
																		06-18-2002						274		3		MEAS+INSPCTD													
																		02-27-1992						170		3		MEAS+INSPCTD													
																		12-10-1980						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				16,667	SF	5.66	1.190	7	LAND	1.00	MG	1.00			0				1.000	6.74	112,300																
Total Card Land Units								0.38	AC	Parcel Total Land Area: 0.38								Total Land Value										112,300													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
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	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		100.07
Interior Floor 1	4	CARPET	RCN		218,938
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1960
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	2		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		70
Extra Kitchens	0		RCNLD		153,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft	755		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	0		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
02	SHED/FR			L	96	7.48	1990	70	0.00	GD	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,259		23.16	29,161	
EFB	ENCL PORCH	0	363		34.75	12,613	
FFL	1ST FLOOR	1,259	1,259		115.72	145,689	
GAR	GARAGE	0	480		46.29	22,218	
OPF	OPEN PORCH	0	60		11.57	694	
WDK	WOOD DECK	0	532		16.10	8,563	
Ttl Gross Liv / Lease Area		1,259	3,953	1,892		218,938	

