

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
ROMANO JOSEPH R ROMANO DEBORAH L 76 GREENWICH RD E LONGMEADOW MA 01028 GIS ID F_388264_2856486												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW														
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	272700		272,700																
												RES LAND		101	143400		143,400																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	22200		22,200																
				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		438,300		438,300																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
ROMANO JOSEPH R ROMANO,JOSEPH R SZCZEBAK CATHERINE A HEIRS +, ROMANO JOSEPHE R				11633 0212		05-10-2001		U		I		100		1A		Year		Code	Assessed	Year		Code	Assessed										
				11633 0210		05-10-2001		U		I		100		1A		2021		101	261,300	2020		101	247,500	2019	101	240,600							
				07635 0122		02-04-1991		U		I		1		1A				101	132,800			101	132,800		101	129,000							
				02963 0037		07-12-1963		U		I		0						101	22,200			101	22,200		101	22,200							
																		Total	416,300	Total		402,500	Total		391,800								
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		NV																									
NOTES																																	
												Appraised BLDG. Value (Card)										272,700											
												Appraised Xf (B) Value (Bldg)										0											
												Appraised Ob (B) Value (Bldg)										22,200											
												Appraised Land Value (Bldg)										143,400											
												Special Land Value										0											
												Total Appraised Parcel Value										438,300											
												Valuation Method										C											
												Adjustment																					
												Net Total Appraised Parcel Value										438,300											
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								
106		05-17-2001		4		ADDITION		15,000								ADD 400SF TO EXS		05-18-2018					333	3	MEAS+INSPECTD								
350		11-01-1987		MN		Manual Note		1,900								FPL INSRT		06-13-2008					317	3	MEAS+INSPECTD								
317		10-01-1987		MN		Manual Note		20,000								ADDITION		03-22-2002					250	22	MAILER SENT								
																		02-28-2002					274	15	PERMIT VISIT								
																		11-12-2001					247	2	MEASURED								
																		03-26-1992					131	13	MISSED APPT								
																		11-17-1988					107	15	PERMIT VISIT								
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				37,934	SF	2.7	1.400	9	LAND	1.00	NV	1.00				0		1.000	3.78	143,400									
																		Total Card Land Units 0.87 AC Parcel Total Land Area: 0.87										Total Land Value 143,400					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	2	CLAPBOARD	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	3	HARDWOOD	Adj Base Rate	88.59	
Interior Floor 2	6	CERAMIC TL	RCN	354,203	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1964	
AC Type	03	FULL	Effective Year Built	1995	
Bedrooms	4		Depreciation Code	GV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	23	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St			RCNLD	272,700	
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
02	SHED/FR			L	48	7.48	1980	60	0.00	AV	A	1.00	200
28	B-BALL C			L	1	0.00	1970	60	0.00	AV	A	1.00	1,200
04	GARAGE/L			L	528	30.48	2001	70	0.00	GD	A	1.00	11,300
03	GARAGE	OB	Outbuildi	L	480	28.18	2001	70	0.00	GD	A	1.00	9,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,298		21.88	28,397	
CFL	CATHEDRAL CE	644	644		112.44	72,413	
FFL	1ST FLOOR	1,298	1,298		109.22	141,769	
GAR	GARAGE	0	484		43.78	21,189	
OPF	OPEN PORCH	0	56		11.70	655	
TQS	3/4 STORY	761	1,014		81.97	83,117	
WDK	WOOD DECK	0	434		15.35	6,662	
Ttl Gross Liv / Lease Area		2,703	5,228	3,243		354,203	

