

State Use 101
Print Date 11/3/2021 11:20:50 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
KOSINSKI ELZBIETA 674 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_388078_2855877												Description		Code		Appraised			Assessed			1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		254700			254,700														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		105300			105,300														
												RESIDENTL.		101		1500			1,500														
				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		361,500			361,500														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
KOSINSKI ELZBIETA COLLINS JAMES J, DONOHUE PETER B BOYAJIAN WIEZBICKI				11817 0112		08-17-2001		U		I		235,000				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				09323 0043		11-27-1995		U		I		165,000				2021		101		244,500		2020		101		235,100		2019		101		229,000	
				06363 0290		01-15-1987		U		I		169,900						101		96,900				101		96,900				101		94,500	
				06016 0459		02-21-1986		U		I		30,000						101		1,500				101		1,500				101		1,500	
				00000 0000		12-31-1940		U		I		0				Total				342,900		Total				333,500		Total				325,000	
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																	
				Total		0.00																APPROAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)										254,700													
0001						101		MG		Appraised Xf (B) Value (Bldg)										0													
										Appraised Ob (B) Value (Bldg)										1,500													
										Appraised Land Value (Bldg)										105,300													
										Special Land Value										0													
										Total Appraised Parcel Value										361,500													
										Valuation Method										C													
										Adjustment																							
										Net Total Appraised Parcel Value										361,500													
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					
40		03-31-2003		10		SHED		3,000								OC 9/9/2003		06-08-2018						333		2		MEASURED					
173		08-01-1991		MN		Manual Note		3,500								ADDITION		04-24-2009						317		2		MEASURED					
132		06-01-1990		MN		Manual Note		1,400								DECK		02-05-2004						311		15		PERMIT VISIT					
299		01-01-1986		MN		Manual Note										SFR		12-18-2001						105		15		PERMIT VISIT					
																		11-05-2001						247		3		MEAS+INSPCTD					
																		06-30-1992						190		3		MEAS+INSPCTD					
																		11-08-1991						105		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				26,993	SF	3.64	1.190	7	LAND	1.00	MG	1.00			0	TRF1	0.9	1.000	3.9	105,300									
Total Card Land Units								0.62	AC	Parcel Total Land Area: 0.62								Total Land Value								105,300							

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	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	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	4	CARPET	Adj Base Rate	90.65	
Interior Floor 2	3	HARDWOOD	RCN	318,319	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1986	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	20	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	80	
Extra Kitchen St			RCNLD	254,700	
FBM Sqft	682		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		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	280	7.48	2003	70	0.00	GD	A	1.00	1,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,364		21.58	29,438	
FFL	1ST FLOOR	1,364	1,364		107.83	147,082	
GAR	GARAGE	0	528		43.09	22,752	
OFP	OPEN PORCH	0	110		10.78	1,186	
PAT	PATIO	0	128		5.05	647	
STG	STORAGE	0	528		43.09	22,752	
TQS	3/4 STORY	822	1,096		80.87	88,638	
WDK	WOOD DECK	0	384		15.16	5,823	
Ttl Gross Liv / Lease Area		2,186	5,502	2,952		318,319	

