

State Use 101
Print Date 11/3/2021 11:42:26 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW						
VON FLATERN NEIL F VON FLATERN GINA M 31 MARSHALL ST EAST LONGMEADOW MA 01028 GIS ID F_376562_2847793				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed									
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	139300		139,300									
												RES LAND		101	94100		94,100									
												RESIDENTL.		101	9100		9,100									
				SUPPLEMENTAL DATA																						
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		242,500		242,500								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
VON FLATERN NEIL F VON FLATERN NEIL F +, VON FLATERN NEIL F + HUBACH GARY C				15245 0518		08-08-2005		U	I	100		1F	Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed			
				08672 0252		12-14-1993		U	I	1		1A	2021	101	133,700		2020	101	126,800		2019	101	123,400			
				07335 0306		12-01-1989		U	I	153,000				101	87,200			101	87,200			101	84,600			
				04188 0048		10-10-1975		U	I	0				101	9,100			101	9,100			101	9,100			
				Total									Total		230,000		Total		223,100		Total		217,100			
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												APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 139,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 9,100 Appraised Land Value (Bldg) 94,100 Special Land Value 0 Total Appraised Parcel Value 242,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 242,500														
Nbhd		Nbhd Name			B			Tracing			Batch															
0001								101			MA															
NOTES																										
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			
190		01-01-1986 01-01-1977		MN MN	Manual Note Manual Note		200							ADDITION OFF		01-04-2016 03-29-2004 07-14-1992 04-01-1992 09-14-1990 04-25-1980		02			317 311 190 107 131 500	2 3 14 22 2 3	MEASURED MEAS+INSPCTD INSPECTED MAILER SENT MEASURED 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		RB				16,366 SF		5.75	1.000	5	LAND	1.00	MA	1.00			0			1.000	5.75	94,100		
Total Card Land Units								0.38 AC		Parcel Total Land Area: 0.38								Total Land Value								94,100

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	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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		104.86
Interior Floor 2	3	HARDWOOD	RCN		221,164
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1955
AC Type	03	FULL	Effective Year Built		1981
Bedrooms	3		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		139,300
FBM Sqft	456		Dep % Ovr		
FBM Quality	1		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
03	GARAGE	OB	Outbuildi	L	440	28.18	1955	60	0.00	AV	A	1.00	7,400
02	SHED/FR			L	120	7.48	1955	60	0.00	AV	A	1.00	500
28	B-BALL C			L	1	0.00	2003	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		24.42	22,276
EFB	ENCL PORCH	0	96		36.97	3,549
FFL	1ST FLOOR	912	912		122.39	111,622
TQS	3/4 STORY	684	912		91.79	83,717
Ttl Gross Liv / Lease Area		1,596	2,832	1,807		221,164

