

State Use 101
Print Date 11/4/2021 9:28:46 AM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT												
LUGO ANNA M ELLISTON ASIF A 24 BENT TREE DR EAST LONGMEADOW MA 01028 GIS ID F_391201_2848533												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	269300		269,300							
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	144500		144,500							
												RESIDNTL.		101	7400		7,400							
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		421,200		421,200						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
LUGO ANNA M ALLAHYARI NEKTARIA ALLAHYARI ,NEKTARIA LIQUORI PASQUALE +, CZUPRYNA				22337 0419		08-30-2018		Q U		I I		345,500		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				11975 0241		11-16-2001		U U		I I		1		1A		2021	101	258,200	2020	101	251,800	2019	101	265,200
				11975 0217		11-16-2001		U U		I I		337,500					101	134,100		101	134,100		101	130,100
				06065 0485		04-23-1986		U U		V V		37,900					101	7,400		101	7,400		101	20,000
				05788 0116		04-03-1985		U U		I I		0		1		Total		399,700	Total		393,300	Total		415,300
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		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 269,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 7,400 Appraised Land Value (Bldg) 144,500 Special Land Value 0 Total Appraised Parcel Value 421,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 421,200														
0001						101		NV																
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			
201902653		08-12-2019		12	REROOF		18,506		05-27-2020		100	05-27-2020		PER BC POOL IG SFR		05-27-2020			400	15	PERMIT VISIT			
201803326		12-20-2018		91	INSULATION		1,600		05-10-2019		100	05-10-2019				02-22-2019			250	3	MEAS+INSPCTD			
127		06-01-1989		MN	Manual Note		12,000									06-26-2018			333	3	MEAS+INSPCTD			
254		01-01-1986		MN	Manual Note											09-21-2010			311	2	MEASURED			
																06-01-2006			311	1	LEFT NOTICE			
																	247	14	INSPECTED					
																	247	2	MEASURED					
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	RAA				40,000	SF	2.58	1.400	9	LAND	1.00	NV	1.00		0		1.000	3.61	144,400			
1	101	ONE FAM	RAA				0.020	AC	7,000	1.000	0		1.00	NV	1.00		0		1.000	7,000	100			
Total Card Land Units							0.94	AC	Parcel Total Land Area: 0.94							Total Land Value							144,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	8	BRICK VENR	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	6	CERAMIC TL	Adj Base Rate	88.77	
Interior Floor 2	3	HARDWOOD	RCN	379,365	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1986	
AC Type	03	FULL	Effective Year Built	1989	
Bedrooms	4		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	29	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	71	
Extra Kitchen St			RCNLD	269,300	
FBM Sqft	600		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
11	POOL I-V	OB	Outbuildi	L	960	29.00	1989	25	0.00	AV	A	1.00	7,000
02	SHED/FR			L	96	7.48	1989	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,640		23.59	38,679	
BNT	BSMT ENTRY	0	54		6.55	354	
FFL	1ST FLOOR	1,520	1,520		117.93	179,246	
GAR	GARAGE	0	576		47.09	27,123	
OPF	OPEN PORCH	0	144		11.46	1,651	
PAT	PATIO	0	396		5.96	2,359	
SFL	2ND FLOOR	1,102	1,102		117.93	129,953	
Ttl Gross Liv / Lease Area		2,622	5,432	3,217		379,365	

