

State Use 101
Print Date 11/8/2021 3:19:07 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																			
KOSIBA KATHRYN G KOSIBA JAMES M 40 LONGVIEW DR EAST LONGMEADOW MA 01028 GIS ID F_392618_2852855												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		103600		103,600																													
												RES LAND		101		97300		97,300																													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		2300		2,300																													
				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		203,200		203,200																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																															
KOSIBA KATHRYN G WRIGHT KATHRYN G, BEAUREGARD JENNIFER, ROBINSON,RICHARD CAOQUETTE JOSEPH A V +,				19168 0312		03-19-2012		U		I		100		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed															
				18264 0583		04-22-2010		U		I		182,000				2021		101		99,200		2020		101		93,900		2019		101		91,200															
				18225 0437		03-23-2010		U		I		1		1A				101		90,000				101		90,000				101		87,500															
				14582 0253		10-01-2004		U		I		200,000						101		2,300				101		1,600				101		1,600															
				04644 0301		08-18-1978		U		I		0																																			
																Total		191,500		Total		185,500		Total		180,300																					
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										APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 103,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,300 Appraised Land Value (Bldg) 97,300 Special Land Value 0 Total Appraised Parcel Value 203,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 203,200																													
Nbhd		Nbhd Name		B		Tracing		Batch																																							
0001						101		MA																																							
NOTES																																															
										BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY Date Type Is Id Cd Purpose/Result 07-02-2020 334 15 PERMIT VISIT 05-23-2014 317 15 PERMIT VISIT 07-11-2012 317 15 PERMIT VISIT 03-18-2011 317 16 FIELDREV CHG 05-18-2010 317 3 MEAS+INSPECTD 11-08-2005 250 11 ENTRY DENIED 08-18-2005 349 2 MEASURED																											
																														Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments	
																														202001678		05-26-2020		11		POOL		700		07-02-2020		100		07-02-2020		15' ABOVE GROUN	
																														201400610		03-21-2014		10		SHED		5,327		05-23-2014		100		05-23-2014		12X20 REPLACE E	
																														201201407		03-26-2012		91		INSULATION		1,700									
																														63		04-27-1998		4		ADDITION		2,000								OSP/SIDING/WIND	
																														169		06-26-1995		17		DECK		500								95 BP REPLACE EX	
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				25,000 SF	3.89	1.000	5	LAND	1.00	MA	1.00			0		1.000	3.89	97,300																										
																Total Card Land Units 0.57 AC						Parcel Total Land Area: 0.57						Total Land Value 97,300																			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	
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	
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	123.88	
Interior Floor 2	5	LINO/VINYL	RCN	164,417	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1955	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	5		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	103,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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	77	7.48	1970	50	0.00	FR	F	0.90	300
02	SHED/FR			L	240	7.48	2013	70	0.00	GD	A	1.00	1,300
07	POOLA-C	OB	Outbuildi	L	15	69.00	2020	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	942		27.57	25,975	
EFB	ENCL PORCH	0	192		41.74	8,014	
FFL	1ST FLOOR	942	942		138.17	130,152	
OFF	OPEN PORCH	0	24		11.51	276	
Ttl Gross Liv / Lease Area		942	2,100	1,190		164,417	

