

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
COSENTINI ROCCO JR COSENTINI SHANA 28 CANTERBURY CR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	344700		344,700												
												RES LAND		101	122000		122,000												
				DRAINAGE				VIEW		COMMUNITY																			
				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#																									
GIS ID F_380095_2843975										Total		466,700		466,700															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
COSENTINI ROCCO JR WOLFENDEN THOMAS H JR DAVIS JOHN H + STEPHEN A, ASM & CO INC				21382		0039		09-30-2016		Q		I		400,000		00		Year		Code		Assessed		Year		Code		Assessed	
				12258		0415		04-09-2002		U		V		65,000				2021		101		330,800		2020		101		317,600	
				09348		0266		12-27-1995		U		V		745,000		1				101		112,700		2019		101		109,500	
				00000		0000				U				0				Total		443,500		Total		430,300		Total		418,700	
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		NG																					
NOTES																													
SUB DIV 868 PHASE 4 FIN BMT PER LISTING 1/17																Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value								344,700 0 0 122,000 0 466,700 C 466,700					
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	
280		10-17-2001		2		DWELLING		130,700								OC 4/4/02		01-24-2017 12-11-2015 01-14-2003 11-30-2001						317 317 274 105		16 2 14 2		FIELDREV CHG MEASURED INSPECTED 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		RA				27,161	SF	3.62	1.240	8	LAND	1.00	NG	1.00			0			1.000	4.49	122,000					
Total Card Land Units								0.62	AC	Parcel Total Land Area:				0.62	Total Land Value								122,000						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#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	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		88.77
Interior Floor 2	3	HARDWOOD	RCN		387,327
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		2001
AC Type	03	FULL	Effective Year Built		2007
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		11
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		89
Extra Kitchen St			RCNLD		344,700
FBM Sqft	780		Dep % Ovr		
FBM Quality	4		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,504		24.10	36,252	
FFL	1ST FLOOR	1,504	1,504		120.44	181,138	
GAR	GARAGE	0	576		48.09	27,701	
HST	HALF STORY	288	576		60.22	34,686	
PAT	PATIO	0	336		6.09	2,047	
TQS	3/4 STORY	840	1,120		90.33	101,168	
WDK	WOOD DECK	0	256		16.94	4,336	
Ttl Gross Liv / Lease Area		2,632	5,872	3,216		387,327	

