

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
MANNA JOSEPH L MANNA NORA M 86 CANTERBURY CR EAST LONGMEADOW MA 01028 GIS ID F_380324_2844221 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	341200		341,200																	
												RES LAND		101	138000		138,000																	
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1300		1,300																	
SUPPLEMENTAL DATA																																		
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		480,500		480,500																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																					
MANNA JOSEPH L DAVIS JOHN H + STEPHEN A, ASM & CO INC				13614 09348 00000		0443 0266 0000		09-25-2003 12-27-1995 U U U		U U U	V V V	70,000 745,000 0		1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed											
				2021	101	326,900	2020	101	313,100	2019	101	304,400																						
				101	127,400	101	127,400	101	124,100																									
				101	1,300	101	1,300	101	1,300																									
Total														455,600		Total		441,800		Total		429,800												
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			NV																							
NOTES																																		
SUB DIV 868 PHASE 4														Appraised BLDG. Value (Card)								341,200												
														Appraised Xf (B) Value (Bldg)								0												
														Appraised Ob (B) Value (Bldg)								1,300												
														Appraised Land Value (Bldg)								138,000												
														Special Land Value								0												
														Total Appraised Parcel Value								480,500												
														Valuation Method								C												
														Adjustment																				
														Net Total Appraised Parcel Value								480,500												
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											
201600083		01-11-2016		25	WINDOWS		2,906		04-29-2016		100	04-29-2016		ONE REPLACEMEN		04-29-2016					317	15	PERMIT VISIT											
309		10-04-2004		10	SHED		3,440							10` X 16`		05-04-2006					105	16	FIELDREV CHG											
267		10-07-2003		2	DWELLING		154,250							OC 5/26/2004		12-23-2004					311	15	PERMIT VISIT											
																06-11-2004					303	3	MEAS+INSPCTD											
																01-21-2004					311	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				27,759 SF		3.55	1.400	9	LAND	1.00	NV	1.00			0			1.000	4.97	138,000										
Total Card Land Units																0.64		AC	Parcel Total Land Area:		0.64		Total Land Value										138,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
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	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	3	HARDWOOD	Adj Base Rate		88.27
Interior Floor 2	4	CARPET	RCN		379,068
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2003
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		10
Total Rooms	9		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		90
Extra Kitchen St			RCNLD		341,200
FBM Sqft			Dep % Ovr		
FBM Quality			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
02	SHED/FR			L	160	7.48	2004	85	0.00	VG	G	1.25	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,360		23.04	31,339	
CFL	CATHEDRAL CE	195	195		118.76	23,159	
FFL	1ST FLOOR	1,191	1,191		115.22	137,225	
GAR	GARAGE	0	528		46.04	24,311	
HST	HALF STORY	374	748		57.61	43,092	
OPF	OPEN PORCH	0	14		8.23	115	
SFL	2ND FLOOR	1,009	1,009		115.22	116,255	
WDK	WOOD DECK	0	220		16.24	3,572	
Ttl Gross Liv / Lease Area		2,769	5,265	3,290		379,068	

