

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																														
HALGAS ANDREW ROBERT 38 BAYNE ST EAST LONGMEADOW MA 01028 GIS ID F_378533_2849808												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	173800		173,800																									
												RES LAND		101	91700		91,700																									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	3900		3,900																									
				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										269,400		269,400																										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																										
HALGAS ANDREW ROBERT MALVEZZI JOSEPH S MCCURRY PEARL L LIFE ESTATE,MCCURR MCCURRY WILLIAM F +,				23622		0152		12-30-2020		Q		I		274,000		00		Year		Code		Assessed		Year		Code		Assessed														
				19680		0032		02-11-2013		Q		I		186,000		00		2021		101		114,400		2020		101		108,400														
				13142		0170		04-24-2003		U		I		100		1A				101		84,900		2019		101		82,400														
				03155		0611		11-26-1965		U		I		0						101		3,500				101		3,500														
																		Total		202,800		Total		196,800		Total		191,300														
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										APPROAISED VALUE SUMMARY																										
Nbhd		Nbhd Name		B		Tracing		Batch		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																																
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														
202102254		07-01-2021		91		INSULATION		4,484				0				FRONT		02-08-2021						400		16		FIELDREV CHG														
201903175		11-04-2019		91		INSULATION		4,186				0						05-29-2018						400		15		PERMIT VISIT														
201800799		03-07-2018		62		SOLAR		5,742		05-29-2018		100		05-29-2018				03-03-2017						317		15		PERMIT VISIT														
201501729		05-27-2015		62		SOLAR		21,675		04-01-2016		100		03-03-2017				04-01-2016						317		15		PERMIT VISIT														
201402300		08-08-2014		12		REROOF		8,267		03-19-2015		100		03-19-2015				06-05-2015						317		15		PERMIT VISIT														
																		03-19-2015						317		15		PERMIT VISIT														
																		01-31-2014				317		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		RC				10,317	SF	8.89	1.000	5	LAND	1.00	MA	1.00					0			1.000	8.89	91,700																
																		Total Card Land Units										0.24		AC	Parcel Total Land Area: 0.24				Total Land Value						91,700	

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	1	WOOD SHING	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		106.79
Interior Floor 2	2	SOFTWOOD	RCN		209,358
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1959
AC Type	01	NONE	Effective Year Built		2001
Bedrooms	4		Depreciation Code		VG
Full Baths	2		Remodel Rating		03
Half Baths	0		Year Remodeled		2018
Extra Fixtures	1		Depreciation %		17
Total Rooms	6		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		83
Extra Kitchen St			RCNLD		173,800
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
03	GARAGE	OB	Outbuildi	L	168	28.18	1959	60	0.00	AV	A	1.00	2,800
22	WOOD DK			L	200	9.20	1959	60	0.00	AV	A	1.00	1,100
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1975	83	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		24.33	22,192
EFP	ENCL PORCH	0	96		36.83	3,536
FFL	1ST FLOOR	912	912		121.93	111,202
OPF	OPEN PORCH	0	28		13.06	366
STG	STORAGE	0	24		50.81	1,219
TQS	3/4 STORY	581	775		91.41	70,843
Ttl Gross Liv / Lease Area		1,493	2,747	1,717		209,358

