

State Use 101
Print Date 11/3/2021 1:59:51 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
SILVESTRI CARMEN J 45 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377826_2849539												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	154300		154,300												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	94100		94,100												
				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		248,400		248,400													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
SILVESTRI CARMEN J KRONENBERG NANCY W HEIRS + DEV OF				20582 02469		0194 0225		01-30-2015 05-22-1956		Q U		I I		178,000 0		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2021	101 101	147,700 87,200	2020	101 101	139,800 87,200	2019	101 101	135,900 84,600			
																		Total	234,900		Total	227,000		Total	220,500				
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description			Amount		Code	Description			YEAR		Amount		Comm Int														
																	APPRAISED VALUE SUMMARY												
																	Appraised BLDG. Value (Card)				154,300								
																	Appraised Xf (B) Value (Bldg)				0								
																	Appraised Ob (B) Value (Bldg)				0								
																	Appraised Land Value (Bldg)				94,100								
																	Special Land Value				0								
																	Total Appraised Parcel Value				248,400								
																	Valuation Method				C								
																	Adjustment												
																	Net Total Appraised Parcel Value				248,400								
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	
201803275		12-05-2018		62		SOLAR		23,000		06-03-2019		100		01-28-2019				06-03-2019 07-15-2016 04-04-2004 04-01-2004 02-18-2004 07-01-1991 05-05-1980		01				400 317 318 AO 311 181 500		15 3 14 22 2 3 3		PERMIT VISIT MEAS+INSPCTD INSPECTED MAILER SENT MEASURED MEAS+INSPCTD MEAS+INSPCTD	
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		RB				16,300	SF	5.77	1.000	5	LAND	1.00	MA	1.00				0			1.000	5.77		94,100			
Total Card Land Units								0.37	AC	Parcel Total Land Area: 0.37								Total Land Value								94,100			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
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	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		102.69
Interior Floor 1	3	HARDWOOD	RCN		220,410
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1955
Heat Type	1	FORCED H/A	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		154,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	70	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,424		22.99	32,734
EFB	ENCL PORCH	0	234		34.36	8,040
FFL	1ST FLOOR	1,424	1,424		114.86	163,556
GAR	GARAGE	0	312		46.02	14,357
OPF	OPEN PORCH	0	40		11.49	459
PAT	PATIO	0	220		5.74	1,263
Ttl Gross Liv / Lease Area		1,424	3,654	1,919		220,410

