

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW								
CELDNAN GEORGE A CELDNAN ANN M 41 HAZELHURST AV EAST LONGMEADOW MA 01028 GIS ID F_375863_2856356		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed													
						RESIDNTL.	101	216300	216,300													
						RES LAND	101	76100	76,100													
						RESIDNTL.	101	800	800													
		DRAINAGE		VIEW	COMMUNITY																	
		SUPPLEMENTAL DATA																				
		Alt Prcl ID SP Permit Chapter Land OC Dates 1/28/2011 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																
						Total				293,200		293,200										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
CELDNAN GEORGE A CARRINGTON ERIC J FONTAINE RAYMOND P SR +,		21656	0052	04-27-2017	Q	I	247,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
		10446	0091	09-15-1998	U	I	89,000		2022	101	194,900	2021	101	186,900	2020	101	173,600					
		03046	0288	07-27-1964	U	I	0			101	69,100		101	64,000		101	64,000					
										101	800		101	800		101	800					
		Total						Total		264,800		Total		251,700		Total 238,400						
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) 216,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 76,100 Special Land Value 0 Total Appraised Parcel Value 293,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 293,200													
Total			0.00																			
ASSESSING NEIGHBORHOOD																						
Nbhd		Nbhd Name		Tracing		Batch																
0001				101		MF																
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								
201903205	11-06-2019	14	MIN ALT	16,000	06-01-2020	100	01-09-2020	DRYWALL, FLOORI	06-01-2020			400	15	PERMIT VISIT								
201702388	08-30-2017	91	INSULATION	2,870		0			07-19-2019			334	3	MEAS+INSPCTD								
128	05-13-2010	4	ADDITION	50,000				OC 1/28/2011 42` X	11-18-2010			311	3	MEAS+INSPCTD								
									04-15-2004			316	3	MEAS+INSPCTD								
									06-21-1990			131	3	MEAS+INSPCTD								
									01-19-1990			105	16	FIELDREV CHG								
									05-15-1980			500	3	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				8,500 SF	11.78	0.760	3	LAND	1.00	MF	1.00		0		1.000	8.95	76,100		
Total Card Land Units							0.20 AC	Parcel Total Land Area: 0.20							Total Land Value							76,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#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	
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	109.68	
Interior Floor 2	5	LINO/VINYL	RCN	280,861	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1964	
AC Type	01	NONE	Effective Year Built	1998	
Bedrooms	5		Depreciation Code	GV	
Full Baths	2		Remodel Rating	05	
Half Baths	1		Year Remodeled	2010	
Extra Fixtures	0		Depreciation %	23	
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	77	
Extra Kitchen St			RCNLD	216,300	
FBM Sqft	535		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	0		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
19	PATIO			L	192	5.75	1980	30	0.00	PR	F	0.90	300
02	SHED/FR			L	100	7.48	2006	70	0.00	GD	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,008		25.01	25,215	
FFL	1ST FLOOR	1,008	1,008		124.83	125,826	
OFP	OPEN PORCH	0	40		12.48	499	
SFL	2ND FLOOR	1,008	1,008		124.83	125,826	
WDK	WOOD DECK	0	140		24.97	3,495	
Ttl Gross Liv / Lease Area		2,016	3,204			280,861	

