

State Use 101
Print Date 12/12/2022 11:33:47

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
NGUYEN SON K 15 LA SALLE ST EAST LONGMEADOW MA 01028 GIS ID F_378983_2854665 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	201600		201,600											
												RES LAND		101	100700		100,700											
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	7100		7,100											
				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		309,400		309,400												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
NGUYEN SON K BRITAL 1987 LLC RYAN THOMAS H HARRISON ROBERT A, HARRISON				24305 0224		12-15-2021		U	I	320,000		1L	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				23882 0313		05-14-2021		U	I	186,000		1L	2022	101	158,300	2021	101	121,400	2020	101	114,400							
				12393 0503		06-07-2002		U	I	126,000				101	91,500		101	84,800		101	84,800							
				07052 0452		12-20-1988		U	I	22,000		1A		101	7,100		101	2,900		101	2,900							
				06321 0381		12-12-1986		U	I	87,500			Total	256,900		Total	209,100		Total	202,100								
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												APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 201,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 7,100 Appraised Land Value (Bldg) 100,700 Special Land Value 0 Total Appraised Parcel Value 309,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 309,400																
Nbhd		Nbhd Name				Tracing			Batch																			
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
												202202930	10-20-2022	12	REROOF		6,390		0		REPAIRS TO PORC PORCH		08-09-2021			400	16	FIELDREV CHG
												133	06-09-2003	42	REPAIRS		9,000						12-09-2016			119	2	MEASURED
												95	05-20-1997	MN	Manual Note		600						03-19-2004			319	3	MEAS+INSPCTD
01-27-2004	311	15	PERMIT VISIT																									
												01-14-1998	181	15	PERMIT VISIT													
												07-15-1992	131	14	INSPECTED													
												04-01-1992	107	22	MAILER SENT													
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				10,000 SF	10.07	1.000	5	LAND	1.00	MA	1.00			0		1.000	10.07	100,700							
Total Card Land Units							0.23 AC	Parcel Total Land Area: 0.23							Total Land Value							100,700						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	3	MASONRY	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	91.60	
Interior Floor 2			RCN	231,729	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1930	
AC Type	01	NONE	Effective Year Built	2008	
Bedrooms	3		Depreciation Code	EX	
Full Baths	1		Remodel Rating	03	
Half Baths	1		Year Remodeled	2021	
Extra Fixtures	0		Depreciation %	13	
Total Rooms	7		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	87	
Extra Kitchen St			RCNLD	201,600	
FBM Sqft			Dep % Ovr		
FBM Quality			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
03	GARAGE	OB	Outbuildi	L	288	28.18	2014	70	0.00	GD	G	1.25	7,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		22.37	21,473	
FFL	1ST FLOOR	976	976		111.84	109,154	
OFF	OPEN PORCH	0	374		11.06	4,138	
SFL	2ND FLOOR	846	846		111.84	94,615	
WDK	WOOD DECK	0	105		22.37	2,349	
Ttl Gross Liv / Lease Area		1,822	3,261			231,729	

