

State Use 101
Print Date 12/12/2022 2:13:10 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
PIETRONIRO UMBERTO PIETRONIRO CONCETTA 21 MAYFAIR ST EAST LONGMEADOW MA 01028 GIS ID F_379816_2855992												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		133900		133,900													
												RES LAND		101		103400		103,400													
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		500		500													
				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		237,800		237,800													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
PIETRONIRO UMBERTO				03267 0177		06-27-1967		U I		0				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
														2022		101		120,900		2021		101		115,900		2020		101		110,000	
																101		94,000				101		87,100				101		87,100	
																101		500				101		500				101		500	
												Total				215,400		Total				203,500		Total		197,600					
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)					133,900								
																		Appraised Xf (B) Value (Bldg)					0								
																		Appraised Ob (B) Value (Bldg)					500								
																		Appraised Land Value (Bldg)					103,400								
																		Special Land Value					0								
																		Total Appraised Parcel Value					237,800								
																		Valuation Method					C								
																		Adjustment													
																		Net Total Appraised Parcel Value					237,800								
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			
278		09-13-2004		20		WOOD STOVE		100				0				NVC		12-22-2016						317		2		MEASURED			
169		07-01-1990		MN		Manual Note		15,500								GAR+ADDN		12-23-2004						311		15		PERMIT VISIT			
																		12-02-2003						274		3		MEAS+INSPCTD			
																		08-14-1991						131		12		MEAS DENIED			
																		01-14-1991						107		15		PERMIT VISIT			
																		07-09-1980						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				16,157	SF	6.40	1.000	5	LAND	1.00	MA	1.00			0			1.000	6.4	103,400							
Total Card Land Units								0.37	AC	Parcel Total Land Area: 0.37								Total Land Value										103,400			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
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	
Exterior Wall 2	8	BRICK VENR	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	119.80	
Interior Floor 2	6	CERAMIC TL	RCN	234,963	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1959	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
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	57	
Extra Kitchen St			RCNLD	133,900	
FBM Sqft	692		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues	1		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	120	7.48	1979	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	988		27.28	26,954
FFL	1ST FLOOR	1,264	1,264		136.13	172,070
GAR	GARAGE	0	624		54.54	34,033
OPF	OPEN PORCH	0	36		15.13	545
PAT	PATIO	0	195		6.98	1,361
Ttl Gross Liv / Lease Area		1,264	3,107			234,963

