

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
PARKER SARAH 40 FAIRVIEW ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	100700		100,700																		
												RES LAND		101	103200		103,200																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	8200		8,200																		
				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#																											
GIS ID F_379492_2853705												Total		212,100		212,100																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
PARKER SARAH ESPOSITO WALTER J ESPOSITO WALTER J +, CICCHETTI HELEN G HEIRS O CICCHETTI HELEN G HEIRS O				23745		0208		03-05-2021		Q		I		215,000		00		Year		Code		Assessed		Year		Code		Assessed							
				11509		0098		02-16-2001		U		I		100		1A		2022		101		108,300		2021		101		89,700		2020		101		85,100	
				08100		0276		07-02-1992		U		I		91,455						101		93,700				101		86,900		101		86,900			
				08100		0275		07-02-1992		U		I		1		1F				101		8,200				101		8,200		101		8,200			
				01902		0591		10-31-1947		U		I		0																					
																Total		210,200		Total		184,800		Total		180,200									
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																																			
Nbhd		Nbhd Name				Tracing		Batch																											
0001						101		MA																											
NOTES																																			

Property Location 40 FAIRVIEW ST
 Vision ID 1538 Account # 1573

Map ID 25/ 15/ B/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/12/2022 2:51:07 P

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	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		91.08
Interior Floor 2	4	CARPET	RCN		193,691
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built		1930
AC Type	01	NONE	Effective Year Built		1973
Bedrooms	2		Depreciation Code		FA
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		48
Total Rooms	5		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		52
Extra Kitchen St			RCNLD		100,700
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	400	28.18	1948	50	0.00	FR	A	1.00	5,600
14	SCRN HSE			L	352	14.95	1988	50	0.00	FR	A	1.00	2,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,174		20.21	23,732	
FFL	1ST FLOOR	1,196	1,196		100.99	120,779	
OFP	OPEN PORCH	0	40		10.10	404	
PAT	PATIO	0	84		4.81	404	
UTQ	UNFIN TQS	0	1,064		45.46	48,372	
Ttl Gross Liv / Lease Area		1,196	3,558			193,691	

