

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
MINCHELLA ANTHONY C MINCHELLA PATRICIA W 1 WHITE AVE EAST LONGMEADOW MA 01028 GIS ID F_381750_2850315												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		105	219100		219,100											
												RES LAND		105	99600		99,600											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		105	5400		5,400											
				SUPPLEMENTAL DATA								Total		324,100		324,100												
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
MINCHELLA ANTHONY C				05520	0001	10-25-1983	U	I	40	1	Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed						
											2022	105	198,200	2021	105	191,700	2020	105	183,000									
																				105	90,600	105	83,800	105	83,800			
																										105	5,400	105
Total		294,200		Total		280,900		Total		272,200																		
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								105			MA																	
NOTES												Appraised BLDG. Value (Card) 219,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,400 Appraised Land Value (Bldg) 99,600 Special Land Value 0 Total Appraised Parcel Value 324,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 324,100																
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				
201601488		04-28-2016		8	RENOVATION		40,000		06-17-2016		100		06-17-2016		INTERIOR RENO		04-20-2021					333	14	INSPECTED				
201601480		04-28-2016		25	WINDOWS		18,200		06-17-2016		100		06-17-2016		INC SIDING		06-17-2016					317	15	PERMIT VISIT				
66		04-05-2007		12	REROOF		16,000								REROOF & RENOV		02-01-2008					317	15	PERMIT VISIT				
282		12-14-1998		9	ALTERATION		2,000								REPLACD PORCH/		03-24-2004					250	22	MAILER SENT				
																	10-30-2003					274	2	MEASURED				
																	11-04-1999					247	15	PERMIT VISIT				
																	02-10-1999					247	15	PERMIT VISIT				
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	105	3 FAMLY		RC				7,370	SF	13.52		1.000	5	LAND	1.00	MA	1.00			0			1.000	13.52	99,600			
Total Card Land Units								0.17	AC	Parcel Total Land Area: 0.17								Total Land Value								99,600		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	12	MULTI-CONV	Basement Floor	12	CONCRETE
Model	03	MULTI-FAMILY	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.50	2 1/2 STORIES	Units	3	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			105	3 FAMILY	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		91.65
Interior Floor 1	3	HARDWOOD	RCN		347,754
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1910
Heat Type	1	FORCED H/A	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	6		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	12		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	3		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		219,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	380	28.18	1943	50	0.00	FR	A	1.00	5,400

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,202		21.12	25,391
BNT	BSMT ENTRY	0	25		4.23	106
FFL	1ST FLOOR	1,202	1,202		105.80	127,168
HST	HALF STORY	588	1,176		52.90	62,209
OFP	OPEN PORCH	0	539		10.60	5,713
SFL	2ND FLOOR	1,202	1,202		105.80	127,168
Ttl Gross Liv / Lease Area		2,992	5,346			347,754

