

State Use 101
Print Date 12/12/2022 4:20:06 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																							
ELMASIAN MALCOLM TR 352 PINEHURST DR EAST LONGMEADOW MA 01028 GIS ID F_381722_2848427												Description		Code		Appraised		Assessed																									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		154500		154,500																									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		102900		102,900																									
												RESIDNTL.		101		400		400																									
				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		257,800		257,800																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
ELMASIAN MALCOLM TR KING MARY J,LIFE EST KING ROBERT J + MARY J,				16207		0236		09-20-2006		U		I		235,000		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed									
				10980		0364		10-29-1999		U		I		1		2022		101		139,600		2021		101		133,800		2020		101		126,900											
				02760		0534		08-11-1960		U		I		0				101		93,500				101		86,600		101		86,600													
																		101		400				101		400		101		400													
				Total		0.00										Total		233,500		Total		220,800		Total		213,900																	
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																											
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int																	
ASSESSING NEIGHBORHOOD																																											
Nbhd				Nbhd Name				Tracing				Batch																															
0001								101				MA																															
NOTES																																											
																Appraised BLDG. Value (Card)										154,500																	
																Appraised Xf (B) Value (Bldg)										0																	
																Appraised Ob (B) Value (Bldg)										400																	
																Appraised Land Value (Bldg)										102,900																	
																Special Land Value										0																	
																Total Appraised Parcel Value										257,800																	
																Valuation Method										C																	
																Adjustment																											
																Net Total Appraised Parcel Value										257,800																	
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															
																		03-20-2018						333		2		MEASURED															
																		03-18-2004						250		22		MAILER SENT															
																		09-20-2003						274		2		MEASURED															
																		02-07-1992						105		3		MEAS+INSPCTD															
																		08-01-1980						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		RA								15,040		SF		6.84		1.000		5		LAND		1.00		MA		1.00				0				1.000		6.84		102,900	
Total Card Land Units														0.35		AC		Parcel Total Land Area: 0.35												Total Land Value										102,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	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	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	Adj Base Rate		111.64
Interior Floor 1	3	HARDWOOD	RCN		271,002
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1978
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		154,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft	638		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		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
02	SHED/FR			L	80	7.48	1987	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		25.41	23,178	
FFL	1ST FLOOR	1,133	1,133		127.35	144,288	
GAR	GARAGE	0	294		51.11	15,027	
PAT	PATIO	0	214		6.55	1,401	
TQS	3/4 STORY	684	912		95.51	87,108	
Ttl Gross Liv / Lease Area		1,817	3,465			271,002	

