

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
T + K REALTY LLC 105 HILLSIDE DR EAST LONGMEADOW MA 01028 GIS ID F_380748_2848339										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	119500				119,500										
										RES LAND		101	91900		91,900														
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	9800				9,800										
				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		221,200		221,200															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
T + K REALTY LLC VERATTI THOMAS E MCCLEERY HARRY J HEIRS + DEV OF VERATTI THOMAS E + KATHLE CELLA				24778	0303	10-25-2022	U	I	100		1V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				23584	0049	12-10-2020	U	I	75,000		1V	2022	101	105,800	2021	101	101,700	2020	101	96,800									
				09031	0220	12-30-1994	U	I	75,000		1		101	83,600		101	77,400		101	77,400									
				06960	0527	09-09-1988	U	I	170,000		1J		101	9,800		101	9,800		101	10,100									
				03020	0417	04-09-1964	U	I	0			Total		199,200	Total		188,900	Total		184,300									
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				3,700.00																									
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name				Tracing		Batch																					
0001						101		MA																					
NOTES																													
94 SALE INCLS 28A-12-39 28A-16-23																		Appraised BLDG. Value (Card) 119,500											
																		Appraised Xf (B) Value (Bldg) 0											
																		Appraised Ob (B) Value (Bldg) 9,800											
																		Appraised Land Value (Bldg) 91,900											
																		Special Land Value 0											
																		Total Appraised Parcel Value 221,200											
																		Valuation Method C											
																		Adjustment											
																		Net Total Appraised Parcel Value 221,200											
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	
120		01-01-1984		MN		Manual Note										GAR 22X20		07-24-2020						400		16		FIELDREV CHG	
																		03-15-2018						333		3		MEAS+INSPCTD	
																		05-03-2004						317		14		INSPECTED	
																		04-02-2004						250		22		MAILER SENT	
																		03-12-2004						311		2		MEASURED	
																		08-14-1992						131		2		MEASURED	
																		04-12-1990						131		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	101	ONE FAM		COM				13,000	SF	7.86	1.000	5	LAND	0.90	MA	1.00	CLOC		0		1.000	7.07	91,900						
Total Card Land Units								0.30	AC	Parcel Total Land Area: 0.30								Total Land Value								91,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	4	CARPET
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	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		126.82
Interior Floor 2			RCN		209,649
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1964
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	2		Depreciation Code		AV
Full Baths	2		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		119,500
FBM Sqft	787		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	72	7.48	1970	60	0.00	AV	A	1.00	300
03	GARAGE	OB	Outbuildi	L	484	28.18	1984	70	0.00	GD	A	1.00	9,500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	984		30.48	29,993
EFP	ENCL PORCH	0	288		76.13	21,924
FFL	1ST FLOOR	984	984		152.25	149,814
OPF	OPEN PORCH	0	68		15.67	1,066
WDK	WOOD DECK	0	224		30.59	6,851
Ttl Gross Liv / Lease Area		984	2,548			209,649

