

State Use 101
Print Date 12/12/2022 4:43:17 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
CURTIS ROLANDO A CURTIS JANICE L 23 VAN DYKE RD EAST LONGMEADOW MA 01028 GIS ID F_374704_2855710												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		136300		136,300									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		75600		75,600									
												RESIDENTL.		101		2500		2,500									
				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		214,400		214,400											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
CURTIS ROLANDO A				04790 0131		06-29-1979		U		I		0				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																2022	101	119,800	2021	101	114,900	2020	101	108,700			
																	101	68,700		101	63,600						
																	101	2,500		101	2,500						
																Total		191,000	Total		181,000	Total		174,800			
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		5,400.00																									
ASSESSING NEIGHBORHOOD																											
Nbhd		Nbhd Name				Tracing				Batch																	
0001						101				MF																	
NOTES														APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 136,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,500 Appraised Land Value (Bldg) 75,600 Special Land Value 0 Total Appraised Parcel Value 214,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 214,400													
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								
201602779	11-01-2016	91	INSULATION		3,300			0			NVC			03-14-2018			333	11	ENTRY DENIED								
201502138	07-14-2015	91	INSULATION		3,300			0						11-30-2006			311	15	PERMIT VISIT								
238	07-05-2006	17	DECK		7,500			04-12-2004						311			15	PERMIT VISIT									
290	09-21-2004	12	REROOF		7,400			04-09-2004						250			22	MAILER SENT									
														06-26-1990			316	2	MEASURED								
														06-25-1990			131	3	MEAS+INSPCTD								
																	131	2	MEASURED								
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	RC				6,940	SF	14.33	0.760	3	LAND	1.00	MF	1.00			0		1.000	10.89	75,600					
Total Card Land Units							0.16	AC	Parcel Total Land Area: 0.16							Total Land Value							75,600				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.50	2 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		88.14
Interior Floor 1	3	HARDWOOD	RCN		235,008
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1925
Heat Type	5	STEAM	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		5
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		58
Extra Kitchens	0		RCNLD		136,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft	672		Dep Ovr Comment		
FBM Quality	3		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	324	28.18	1930	30	0.00	PR	F	0.90	2,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	896		20.03	17,946	
EFP	ENCL PORCH	0	156		50.13	7,820	
FFL	1ST FLOOR	938	938		100.26	94,043	
OFP	OPEN PORCH	0	192		9.92	1,905	
SFL	2ND FLOOR	896	896		100.26	89,832	
UAT	UNFIN ATTC	0	896		20.03	17,946	
WDK	WOOD DECK	0	277		19.91	5,514	
Ttl Gross Liv / Lease Area		1,834	4,251			235,008	

