

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
ABDELMASEH NATHAN E ABDELMASEH MICHAEL E 49 GERRARD AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	123500		123,500																			
												RES LAND		101	77400		77,400																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900		900																			
EAST LONGMEADOW MA 01028				SUPPLEMENTAL DATA						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		201,800		201,800																
				Alt Prcl ID		SP Permit		HO:HO								Chapter Land		OC Dates		In+Ex FY		Mailed														
GIS ID F_375297_2855144																																				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
ABDELMASEH NATHAN E VILA,GILSON VILA GILSON + RENEE A, JOHNSON RICHARD R HEIRS +				17848 0249		06-13-2009		U		I		155,000		1V		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed											
				12250 0118		03-28-2002		U		I		100		1		2022		101	111,000	2021	101	106,200	2020	101	100,400											
				10055 0047		10-31-1997		U		I		78,000		1				101	70,400		101	65,100		101	65,100											
				01974 0292		12-31-1948		U		I		0						101	900		101	900		101	900											
																Total		182,300		Total		172,200		Total		166,400										
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			MF																									
NOTES																Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value																				
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															
																03-07-2018			333	2	MEASURED															
																05-20-2004			319	14	INSPECTED															
																04-12-2004			250	22	MAILER SENT															
																04-08-2004			316	2	MEASURED															
																05-13-1992			131	14	INSPECTED															
																06-26-1990			131	2	MEASURED															
																05-22-1980			500	3	MEAS+INSPECTD															
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				12,240	SF	8.31	0.760	3	LAND	1.00	MF	1.00			0		1.000	6.32	77,400														
																Total Card Land Units								0.28		AC	Parcel Total Land Area: 0.28				Total Land Value				77,400	

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	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	130.45	
Interior Floor 2			RCN	196,043	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1948	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
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	63	
Extra Kitchen St			RCNLD	123,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
02	SHED/FR			L	144	7.48	2000	60	0.00	AV	A	1.00	600
02	SHED/FR			L	64	7.48	2000	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	814		28.36	23,089	
FFL	1ST FLOOR	814	814		141.65	115,303	
HST	HALF STORY	407	814		70.82	57,651	
Ttl Gross Liv / Lease Area		1,221	2,442			196,043	

