

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
MINEO JAMES J 4 ORANGE ST EAST LONGMEADOW MA 01028 GIS ID F_376047_2854195 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	96000		96,000															
												RES LAND		101	80500		80,500															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1300		1,300															
				SUPPLEMENTAL DATA										Total		177,800		177,800														
				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)																
MINEO JAMES J MINEO BRIDGET M,				17295 03062		0400 0189		05-06-2008 09-25-1964		U U		I I		100 0		1A		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
																		2022		101	83,500		2021		101	80,000		2020		101	75,500	
																				101	72,900				101	67,500				101	67,500	
																				101	1,300				101	1,300				101	1,300	
		Total												Total		157,700		Total		148,800		Total		144,300								
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		0.00																										
ASSESSING NEIGHBORHOOD																																
Nbhd		Nbhd Name								Tracing				Batch																		
0001										101				MF																		
NOTES																																
																APPRAISED VALUE SUMMARY																
																Appraised BLDG. Value (Card)										96,000						
																Appraised Xf (B) Value (Bldg)										0						
																Appraised Ob (B) Value (Bldg)										1,300						
																Appraised Land Value (Bldg)										80,500						
																Special Land Value										0						
																Total Appraised Parcel Value										177,800						
																Valuation Method										C						
																Adjustment																
																Net Total Appraised Parcel Value										177,800						
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					
																		06-02-2004							319	14	INSPECTED					
																		04-16-2004							250	22	MAILER SENT					
																		04-13-2004							311	2	MEASURED					
																		07-16-1992							131	14	INSPECTED					
																		05-06-1992							107	2	MEASURED					
																		07-03-1990							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				21,645	SF	4.89	0.760	3	LAND	1.00	MF	1.00				0			1.000	3.72	80,500							
								Total Card Land Units		0.50	AC	Parcel Total Land Area: 0.50														Total Land Value				80,500		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	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	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		103.30
Interior Floor 2			RCN		168,384
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built		1925
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	3		Depreciation Code		AV
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		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		96,000
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	192	7.48	2003	60	0.00	AV	A	1.00	900
02	SHED/FR			L	80	7.48	2001	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	676		22.72	15,359	
EFB	ENCL PORCH	0	252		56.89	14,335	
FFL	1ST FLOOR	676	676		113.77	76,911	
OSP	SCRN PORCH	0	240		17.07	4,096	
TQS	3/4 STORY	507	676		85.33	57,683	
Ttl Gross Liv / Lease Area		1,183	2,520			168,384	

