

State Use 101
Print Date 12/12/2022 11:54:38

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
FERROS CHUCK 70 FAIRVIEW ST EAST LONGMEADOW MA 01028 GIS ID F_379277_2854354												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	154700		154,700																		
												RES LAND		101	102100		102,100																		
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	4200		4,200																		
				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		261,000		261,000																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																						
FERROS CHUCK CBATTS PROPERTIES LLC MCCARTHY MICHAEL B				23145	0340	03-27-2020	Q	I	245,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				22564	0545	02-25-2019	U	I	152,000		1	2022	101	137,800	2021	101	132,500	2020	101	78,600															
				03577	0077	04-02-1971	U	I	0				101	92,800		101	85,900		101	85,900															
													101	4,200		101	4,200		101	4,200															
				Total		0.00								Total		234,800		Total		222,600		Total		168,700											
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor																							
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 154,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,200 Appraised Land Value (Bldg) 102,100 Special Land Value 0 Total Appraised Parcel Value 261,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 261,000																				
Total				0.00																															
ASSESSING NEIGHBORHOOD																																			
Nbhd		Nbhd Name				Tracing				Batch																									
0001						101				MA																									
NOTES																																			
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											
202103157		11-04-2021		91	INSULATION		4,646				0				KITCHEN & BATH-B ADDN		06-29-2021					400	15	PERMIT VISIT											
202002744		10-09-2020		62	SOLAR		43,000		06-29-2021		100		06-29-2021				10-11-2019					400	15	PERMIT VISIT											
201901971		05-31-2019		7	REMODEL		13,000		10-11-2019		100		09-13-2019				12-29-2016					317	2	MEASURED											
149		06-01-1989		MN	Manual Note		32,000										05-04-2004					318	14	INSPECTED											
																	04-02-2004					250	22	MAILER SENT											
																	03-22-2004					311	2	MEASURED											
															04-16-1992					131	14	INSPECTED													
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				12,877	SF	7.93	1.000	5	LAND	1.00	MA	1.00				0			1.000	7.93	102,100										
Total Card Land Units								0.30	AC	Parcel Total Land Area: 0.30								Total Land Value								102,100									

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	1.75	1 3/4 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2	2	PLASTER	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		105.26
Interior Floor 2	4	CARPET	RCN		177,815
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1918
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	3		Depreciation Code		EX
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2019
Extra Fixtures	0		Depreciation %		13
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		87
Extra Kitchen St			RCNLD		154,700
FBM Sqft			Dep % Ovr		
FBM Quality			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
03	GARAGE	OB	Outbuildi	L	280	28.18	1940	50	0.00	FR	F	0.90	3,600
02	SHED/FR			L	140	7.48	1940	60	0.00	AV	A	1.00	600
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2021	87	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	528		25.28	13,349
CFL	CATHEDRAL CE	320	320		129.87	41,557
CRL	CRAWL	0	320		6.30	2,015
EFP	ENCL PORCH	0	72		62.97	4,534
FFL	1ST FLOOR	528	528		125.93	66,492
TQS	3/4 STORY	396	528		94.45	49,869
Ttl Gross Liv / Lease Area		1,244	2,296			177,815

