

Property Location 12 DALE ST
Vision ID 298

Account # 306

Map ID 14A/ 21/ 75/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 12/12/2022 11:58:47

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
DROZDOWSKI DAVID DROZDOWSKI REGINA L 12 DALE ST EAST LONGMEADOW MA 01028 GIS ID F_377920_2853463		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	299600	299,600												
						RES LAND	101	103400	103,400												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA				Total				403,000	403,000										
		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)													
DROZDOWSKI DAVID LAVELLI DEBORAA BUONFIGLIO YOLANDA, G E M HOLDINGS INC, MASTRONARDI RICHARD A,		21144	0221	04-19-2016	Q	I	285,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		20038	0386	09-30-2013	Q	I	300,000	00	2022	101	270,300	2021	101	259,300	2020	101	248,900				
		13500	0119	08-15-2003	U	I	245,000			101	93,900		101	87,000		101	87,000				
		12487	0450	08-07-2003	U	I	19,000	1													
		07213	0537	07-11-1989	U	I	1	1A	Total		364,200	Total		346,300	Total		335,900				
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										APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)								299,600					
0001				101		MA		Appraised Xf (B) Value (Bldg)								0					
										Appraised Ob (B) Value (Bldg)								0			
										Appraised Land Value (Bldg)								103,400			
										Special Land Value								0			
										Total Appraised Parcel Value								403,000			
										Valuation Method								C			
										Adjustment											
										Net Total Appraised Parcel Value								403,000			
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							
201602515	09-13-2016	91	INSULATION	3,363		0		OC 8/5/2003	01-23-2017			317	16	FIELDREV CHG							
258	09-17-2002	2	DWELLING	85,000					11-04-2016			317	2	MEASURED							
									02-03-2004			296	3	MEAS+INSPCTD							
									01-14-2003			274	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	RC				16,000 SF	6.46	1.000	5	LAND	1.00	MA	1.00			0		1.000	6.46	103,400
Total Card Land Units							0.37	AC	Parcel Total Land Area: 0.37							Total Land Value					103,400

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys		
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		106.77
Interior Floor 1	4	CARPET	RCN		332,842
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		2003
Heat Type	1	FORCED H/A	Effective Year Built		2011
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		10
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		90
Extra Kitchens	0		RCNLD		299,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	934		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	Y		Cost to Cure Ovr Comment		
Frame	1	WOOD			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,868		26.96	50,357
FFL	1ST FLOOR	1,868	1,868		134.64	251,516
GAR	GARAGE	0	440		53.86	23,697
OFP	OPEN PORCH	0	156		13.81	2,154
WDK	WOOD DECK	0	192		26.65	5,117
Ttl Gross Liv / Lease Area		1,868	4,524			332,842

