

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
STELLATO CHARLES JR 69 BIRCHLAND AV EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	246400		246,400											
												RES LAND		101	101600		101,600											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	15900		15,900											
				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#																				
GIS ID F_382907_2851380												Total		363,900		363,900												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
STELLATO CHARLES JR STELLATO CHARLES JR STELLATO,CHARLES JR STELLATO,CHARLES & STELLATO,GENNARO				22572 0495		03-01-2019		U		I		0 1A		1A		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed	
				15623 0212		01-06-2006		U		I		100 1A		1A		2022		101	225,000	2021		101	216,200	2020		101	206,300	
				15583 0268		12-16-2005		U		I		100 1A		1A				101	92,300			101	85,500			101	85,500	
				10762 0531		05-12-1999		U		I		1 1A		1A				101	15,900			101	15,900			101	15,900	
				BK-10 0000		12-31-1997		U		I		1 1A		1A														
														Total		333,200		Total		317,600		Total		307,700				
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 246,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,900 Appraised Land Value (Bldg) 101,600 Special Land Value 0 Total Appraised Parcel Value 363,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 363,900													
Total		0.00																										
ASSESSING NEIGHBORHOOD																												
Nbhd		Nbhd Name		Tracing				Batch																				
0001				101				MA																				
NOTES																												
PLAN B PG 2																												
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													
202002975	11-17-2020	12	REROOF	12,800	06-29-2021	100				06-29-2021			400	15	PERMIT VISIT													
202000987	03-11-2020	20	WOOD STOVE		06-01-2020	100	06-01-2020	INSTALL CHIMNEY		06-01-2020			400	15	PERMIT VISIT													
201502975	11-24-2015	7	REMODEL	13,000	06-03-2016	100	06-03-2016	FINISH BMT (ESTIM		06-03-2016			317	15	PERMIT VISIT													
229	06-28-2006	2	DWELLING	182,000				OC 10/13/2006 SEE		10-11-2013			317	2	MEASURED													
176	05-23-2006	5	DEMOLITION	2,000		0		OC 5/25/2006		11-16-2006			311	14	INSPECTED													
										11-09-2006			311	2	MEASURED													
										02-05-2004			311	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				11,881 SF	8.55	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.55	101,600							
Total Card Land Units															0.27		AC	Parcel Total Land Area:		0.27		Total Land Value					101,600	

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	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	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			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	113.81	
Interior Floor 2			RCN	270,757	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2006	
AC Type	01	NONE	Effective Year Built	2012	
Bedrooms	2		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	9	
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	91	
Extra Kitchen St			RCNLD	246,400	
FBM Sqft	1100		Dep % Ovr		
FBM Quality	3		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
02	SHED/FR			L	120	7.48	2006	60	0.00	AV	A	1.00	500
03	GARAGE	OB	Outbuildi	L	780	28.18	2006	70	0.00	GD	A	1.00	15,400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,472		29.55	43,499
FFL	1ST FLOOR	1,472	1,472		147.95	217,789
OPF	OPEN PORCH	0	80		14.80	1,184
WDK	WOOD DECK	0	280		29.59	8,285
Ttl Gross Liv / Lease Area		1,472	3,304			270,757

