

State Use 101
Print Date 12/12/2022 6:50:27 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
SOUMAKIS MATTHEW S DONALDSON KELLY 41 BIRCHLAND AVE EAST LONGMEADOW MA 01028 GIS ID F_382975_2851019												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		176300		176,300															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		101600		101,600															
				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		277,900		277,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
SOUMAKIS MATTHEW S LAUSHWAY MARK G +, HOWARD HOWARD				31973 LC		10-29-2004		U		I		234,900		1		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				LC02- 0000		06-10-1988		U		I		143,500				2022		101		159,500		2021		101		153,100		2020		101		145,300	
				LC00 0000		08-05-1986		U		I		1				101		92,300		101		85,600		101		85,600							
				LC00 0000		10-12-1978		U		I		0				Total		251,800		Total		238,700		Total		230,900							
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 Appraised BLDG. Value (Card) 176,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 101,600 Special Land Value 0 Total Appraised Parcel Value 277,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 277,900															
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					
292		11-01-1989		MN		Manual Note		4,500								REMODEL		07-02-2019 10-11-2013 04-02-2004 03-11-2004 08-13-1992 04-16-1990 12-09-1980						334 317 250 311 131 131 500		3 2 22 2 2 15 3		MEAS+INSPCTD MEASURED MAILER SENT MEASURED MEASURED PERMIT VISIT MEAS+INSPCTD					
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				11,900	SF	8.54	1.000	5	LAND	1.00	MA	1.00			0			1.000	8.54	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	05	CAPE	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	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	
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		110.70
Interior Floor 2			RCN		279,842
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1945
AC Type	02	PARTIAL	Effective Year Built		1984
Bedrooms	4		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	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		176,300
FBM Sqft	672		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		25.59	23,950	
FFL	1ST FLOOR	1,152	1,152		128.07	147,541	
GAR	GARAGE	0	308		51.15	15,753	
PAT	PATIO	0	418		6.43	2,690	
TQS	3/4 STORY	702	936		96.06	89,908	
Ttl Gross Liv / Lease Area		1,854	3,750			279,842	

