

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW									
GIANNAKOPOULOS ELIAS P + CRIST 67 BIRCH AV EAST LONGMEADOW MA 01028 GIS ID F_376834_2853628												Description		Code	Appraised		Assessed												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	173200		173,200												
												RES LAND		101	101600		101,600												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	400		400												
				SUPPLEMENTAL DATA								Total		275,200		275,200													
				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)													
GIANNAKOPOULOS ELIAS P + CRISTINA R LESNIEWSKI ADAM TRUSTEE LESNIEWSKI ANNA, HOWARD KENNETH B +, MOYNIHAN JOHN F				20367		0396		07-29-2014		Q		I		242,500		00		Year		Code		Assessed		Year		Code		Assessed	
				18920		0272		09-20-2011		U		I		1		1A		2022		101		162,300		2021		101		156,100	
				11274		0154		07-21-2000		U		I		150,000						101		92,400		2020		101		85,600	
				08373		0199		03-31-1993		U		I		140,000						101		400		101		101		400	
				06811		0011		04-21-1988		U		I		143,000				Total		255,100		Total		242,100		Total		236,600	
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) 173,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 101,600 Special Land Value 0 Total Appraised Parcel Value 275,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 275,200													
Nbhd				Nbhd Name				Tracing				Batch																	
0001								101				MA																	
NOTES																													
SUB DIV # 566																													
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	
201902331		07-09-2019		91		INSULATION		5,705				0				WOOD STOVE		09-12-2014						317		3		MEAS+INSPCTD	
365		12-01-1988		MN		Manual Note		799								DEMO HOUSE		04-23-2004						317		14		INSPECTED	
285		09-01-1988		MN		Manual Note										SPLIT ENT		04-07-2004						250		22		MAILER SENT	
332		10-01-1987		MN		Manual Note		70,000										04-06-2004						311		2		MEASURED	
																		09-07-1990						131		3		MEAS+INSPCTD	
																		11-16-1988						107		15		PERMIT VISIT	
																		03-09-1988						130		3		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				12,000	SF	8.47	1.000	5	LAND	1.00	MA	1.00					0		1.000	8.47	101,600				
Total Card Land Units								0.28	AC	Parcel Total Land Area: 0.28								Total Land Value								101,600			

Property Location 67 BIRCH AV
 Vision ID 3239

Account # 3290

Map ID 3A/ 32/ C/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/12/2022 6:59:33 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 Story	Units	1	
Foundation	1	VINYL	MIXED USE		
Exterior Wall 1	4		Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1				0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2		PARQUET	Adj Base Rate		124.13
Interior Floor 1	10		RCN		230,982
Interior Floor 2	4		Net Other Adj		
Heat Fuel	1		Year Built		1987
Heat Type	1		Effective Year Built		1996
AC Type	03		Depreciation Code		AG
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		25
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A		AVERAGE		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A		Overall % Condition		75
Extra Kitchens	0		RCNLD		173,200
Extra Kitchen St		Dep % Ovr			
FBM Sqft	288	Dep Ovr Comment			
FBM Quality	3	Misc Imp Ovr			
Fireplaces	1	Misc Imp Ovr Comment			
WS Flues	1	Cost to Cure Ovr			
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	80	7.48	2013	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,234	1,234		147.40	181,897	
LLV	LOWR LEVEL	0	1,152		36.85	42,452	
WDK	WOOD DECK	0	227		29.22	6,633	
Ttl Gross Liv / Lease Area		1,234	2,613			230,982	

