

Property Location

10 WATERMAN AV

Map ID

14A/ 47/ 172/ /

Bldg Name

State Use

101

Vision ID

326

Account #

334

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:02:54

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MANCUSO GAETANO + CARMELA LE						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	214000	214,000													
					RES LAND	101	100300	100,300													
					RESIDNTL.	101	900	900													
10 WATERMAN AVE	DRAINAGE		VIEW	COMMUNITY																	
		SUPPLEMENTAL DATA																			
EAST LONGMEADOW MA 01028		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_378353_2852838						Total		315,200	315,200												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
MANCUSO GAETANO + CARMELA LE		18880	0585	08-16-2011	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed							
MANCUSO GAETANO,		05894	0466	09-11-1985	U	I	92,500		2022	101	196,500	2021	101	189,100							
										101	91,200		101	84,400							
										101	900		101	900							
									Total		288,600	Total		274,400							
												Total		270,000							
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						APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 214,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 100,300 Special Land Value 0 Total Appraised Parcel Value 315,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 315,200												
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							
202002002	06-29-2020	25	WINDOWS	5,119	06-28-2021	100	06-28-2021	BOW WINDOW	06-28-2021			400	15	PERMIT VISIT							
185	09-01-1991	MN	Manual Note	7,000				ADDITION	05-10-2018			333	3	MEAS+INSPCTD							
112	01-01-1985	MN	Manual Note					DWNG	06-08-2005			250	22	MAILER SENT							
									05-05-2005			311	2	MEASURED							
									07-20-1992			131	14	INSPECTED							
									04-01-1992			107	22	MAILER SENT							
									10-11-1990			131	2	MEASURED							
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				9,000 SF	11.14	1.000	5	LAND	1.00	MA	1.00			0		1.000	11.14	100,300
Total Card Land Units							0.21	AC	Parcel Total Land Area:				0.21	Total Land Value							100,300

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
EFP	ENCL PORCH	0	160		68.52	10,963
FFL	1ST FLOOR	1,512	1,512		137.04	207,198
LLV	LOWR LEVEL	0	1,410		34.31	48,373
WDK	WOOD DECK	0	160		27.41	4,385
Ttl Gross Liv / Lease Area		1,512	3,242			270,919

