

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
RUSSO KRISTEN JADE 118 PATTERSON AV EAST LONGMEADOW MA 01028 GIS ID F_376674_2852922 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	197300		197,300												
												RES LAND		101	101600		101,600												
				DRAINAGE				VIEW		COMMUNITY																			
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
												Total		298,900		298,900													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
RUSSO KRISTEN JADE				23876		0172		05-11-2021		Q		I		310,000		00		Year		Code		Assessed		Year		Code		Assessed	
GHUMAN SHAHID				23419		0123		09-15-2020		U		I		163,500		1L		2022		101		177,700		2021		101		103,800	
ROSATI MARIE V				02207		0397		11-04-1952		U		I		0						101		92,400				101		85,600	
																				101						101		85,600	
																												200	
																		Total		270,100		Total		189,600		Total		184,000	
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		2,500.00												APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name						Tracing				Batch		Appraised BLDG. Value (Card)										197,300					
0001								101				MA		Appraised Xf (B) Value (Bldg)										0					
NOTES														Appraised Ob (B) Value (Bldg)										0					
														Appraised Land Value (Bldg)										101,600					
														Special Land Value										0					
														Total Appraised Parcel Value										298,900					
														Valuation Method										C					
														Adjustment															
														Net Total Appraised Parcel Value										298,900					
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	
202102964		10-06-2021		91		INSULATION		3,874		07-20-2021		0		07-20-2021		KITCHEN CABINET		07-20-2021						400		3		MEAS+INSPCTD	
202100650		02-26-2021		9		ALTERATION		24,500		07-20-2021		100		07-20-2021				07-13-2021						334		15		PERMIT VISIT	
																		03-19-2018						333		3		MEAS+INSPCTD	
																		07-13-2006						311		3		MEAS+INSPCTD	
																		06-21-2006						250		22		MAILER SENT	
																		09-07-1990						131		2		MEASURED	
																		06-13-1980						500		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	

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	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		118.32
Interior Floor 1	15	LAMINATE	RCN		256,191
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1955
Heat Type	3	FORCED H/W	Effective Year Built		1998
AC Type	01	NONE	Depreciation Code		GV
Bedrooms	3		Remodel Rating		03
Full Baths	1		Year Remodeled		2020
Half Baths	0		Depreciation %		23
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		77
Extra Kitchens	0		RCNLD		197,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,092		28.62	31,253	
FFL	1ST FLOOR	1,356	1,356		143.36	194,401	
GAR	GARAGE	0	528		57.29	30,250	
OPF	OPEN PORCH	0	16		17.92	287	
Ttl Gross Liv / Lease Area		1,356	2,992			256,191	

