

State Use 101
Print Date 12/12/2022 12:14:42

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
BRIGHENTI SIMON J JR + BRIGHENT BRIGHENTI ANTONIO SIMON 35 LINDEN AV EAST LONGMEADOW MA 01028 GIS ID F_379126_2851633												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	334700		334,700																				
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	104900		104,900																				
				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#						Total		439,600		439,600																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
BRIGHENTI SIMON J JR + BRIGHENTI MARI BONGIORNI NICOLE NEWHOUSE ALBERT H JR HEIRS + DEV OF SPEAR ROBERT C ,LIFE ESTATE + SPEAR ROBERT C ,LIFE ESTATE +				24770 0010		10-18-2022		Q		I		560,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
				20337 0188		07-01-2014		U		I		177,000		1		2022	101	302,700	2021	101	290,500	2020	101	275,700													
				12293 0098		04-26-2002		U		I		145,500				101	95,400		101	88,300		101	88,300														
				12293 0094		04-24-2002		U		I		100		1A																							
11622 0203				05-02-2001		U		I		100		1A				Total	398,100	Total	378,800	Total	364,000																
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																																	
ASSESSING NEIGHBORHOOD																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 334,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 104,900 Special Land Value 0 Total Appraised Parcel Value 439,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 439,600																			
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		
																		201702689	10-12-2017	20	WOOD STOVE		1,000	05-22-2018	100	05-22-2018		NVC		05-22-2018			400	15	PERMIT VISIT		
																		201402571	10-28-2014	4	ADDITION		35,000	04-10-2015	100	04-10-2015		ADD 2ND FLOOR/E		04-08-2016			317	14	INSPECTED		
																		137	05-07-2008	12	REROOF		500					GARAGE ONLY PE		04-01-2016			317	15	PERMIT VISIT		
																		80	04-29-1996	MN	Manual Note		1,500					VNYL SID		06-12-2015			317	16	FIELDREV CHG		
																		316	10-01-1987	MN	Manual Note		10,000					GARAGE		04-10-2015			317	15	PERMIT VISIT		
												12-12-2008			317	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				19,500 SF	5.38	1.000	5	LAND	1.00	MA	1.00			0			1.000	5.38	104,900															
Total Card Land Units							0.45 AC	Parcel Total Land Area: 0.45							Total Land Value										104,900												

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	B-	GOOD (-)	#Heat Sys	1.00		
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		83.92	
Interior Floor 1	3	HARDWOOD	RCN		478,093	
Interior Floor 2			Net Other Adj			
Heat Fuel	1	OIL	Year Built		1961	
Heat Type	1	FORCED H/A	Effective Year Built		1991	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	5		Remodel Rating		04	
Full Baths	4		Year Remodeled		2014	
Half Baths	0		Depreciation %		30	
Extra Fixtures	1		Functional Obsol			
Total Rooms	10		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style	G	GOOD	Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		70	
Extra Kitchens	1		RCNLD		334,700	
Extra Kitchen St	G	GOOD	Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues	1		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	1,428		22.32	31,873	
FFL	1ST FLOOR	1,751	1,751		111.44	195,138	
GAR	GARAGE	0	864		44.63	38,559	
HST	HALF STORY	162	323		55.89	18,054	
OPF	OPEN PORCH	0	259		11.19	2,898	
TQS	3/4 STORY	1,719	2,292		83.58	191,572	
Ttl Gross Liv / Lease Area		3,632	6,917			478,093	

