

State Use 101
Print Date 12/12/2022 9:05:27 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
FISHBEIN LARRY D 227 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_386126_2850691												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		218000		218,000																											
												RES LAND		101		125800		125,800																											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		1900		1,900																											
				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		345,700		345,700																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																													
FISHBEIN LARRY D LAPLANTE CONSTRUCTION O CONNOR WILLIAM E,				35885		LC		02-14-2014		Q		I		280,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
				LC35		0000		03-29-2013		Q		I		280,000		00		2022		101		196,500		2021		101		188,300		2020		101		178,500											
				LC00		0000		02-10-1983		U		I		86,000						101		113,400		101		101		105,400		101		105,400													
																				101		1,900		101		1,900		101		1,900															
				Total		0.00												Total		311,800		Total		295,600		Total		285,800																	
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)								218,000																			
																		Appraised Xf (B) Value (Bldg)								0																			
																		Appraised Ob (B) Value (Bldg)								1,900																			
																		Appraised Land Value (Bldg)								125,800																			
																		Special Land Value								0																			
																		Total Appraised Parcel Value								345,700																			
																		Valuation Method								C																			
																		Adjustment																											
																		Net Total Appraised Parcel Value								345,700																			
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																	
104		05-15-2001		11		POOL		10,000								W/DECK		03-21-2014		01				105		3		MEAS+INSPCTD																	
80		04-01-1994		MN		Manual Note		56,000								ADDITION		09-04-2009						375		2		MEASURED																	
																		06-21-2002						250		22		MAILER SENT																	
																		06-18-2002						274		2		MEASURED																	
																		02-26-2002						274		15		PERMIT VISIT																	
																		02-10-1995						107		15		PERMIT VISIT																	
																		03-20-1992						170		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		RA								40,000		2.84		1.200		7		LAND		1.00		MG		1.00						0		TRF1		0.9		1.000		3.07		122,800	
1		101		ONE FAM		RA								0.430		7,000.00		1.000		0				1.00		MG		1.00						0				1.000		7,000		3,000			
Total Card Land Units														1.35		AC		Parcel Total Land Area: 1.35										Total Land Value										125,800							

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	05		CAPE				Basement Floor						
Model	01		RESIDENTIAL				Bsmt Garage						
Grade	C+		AVG. (+)				#Heat Sys		1.00				
Stories	1.75		1 3/4 STORIES				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	1		GABLE								0		
Roof Cover	1		ASPHALT SH								0		
Interior Wall 1	2		PLASTER				COST / MARKET VALUATION						
Interior Wall 2							Adj Base Rate			104.22			
Interior Floor 1	3		HARDWOOD				RCN			345,986			
Interior Floor 2							Net Other Adj						
Heat Fuel	1		OIL				Year Built			1946			
Heat Type	1		FORCED H/A				Effective Year Built			1984			
AC Type	03		FULL				Depreciation Code			AG			
Bedrooms	3						Remodel Rating						
Full Baths	1						Year Remodeled						
Half Baths	2						Depreciation %			37			
Extra Fixtures	0						Functional Obsol						
Total Rooms	5						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			63			
Extra Kitchens	0						RCNLD			218,000			
Extra Kitchen St							Dep % Ovr						
FBM Sqft	196						Dep Ovr Comment						
FBM Quality	1						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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2001	30	0.00	PR	A	1.00	500
22	WOOD DK			L	308	9.20	2001	50	0.00	FR	A	1.00	1,400
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	1,022		25.60		26,161		
FFL	1ST FLOOR					1,616	1,616		128.24		207,233		
GAR	GARAGE					0	528		51.25		27,058		
TQS	3/4 STORY					651	868		96.18		83,483		
WDK	WOOD DECK					0	78		26.31		2,052		
Ttl Gross Liv / Lease Area						2,267	4,112				345,986		

