

State Use 101
Print Date 12/12/2022 10:24:39

CURRENT OWNER						TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
PEPPER DANA M PEPPER FELIX L 44 MARSHALL ST EAST LONGMEADOW MA 01028 GIS ID F_376729_2847503														Description	Code	Appraised		Assessed		1006 EAST LONGMEADOW					
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	157300		157,300							
														RES LAND	101	103400		103,400							
						DRAINAGE				VIEW		COMMUNITY		RESIDNTL.	101	6600		6,600							
						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		267,300		267,300							
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
PEPPER DANA M DONNELLY JAMES + PATRICIA MANSUR PATRICIA M						09812	0588	03-31-1997	U	I	122,000	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
														2022	101	141,700	2021	101	135,800	2020	101	128,600			
															101	94,100		101	87,000		101	87,000			
															101	6,600		101	6,600		101	6,600			
														Total		242,400		Total		229,400		Total		222,200	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description				Amount		Code	Description		YEAR	Amount		Comm Int		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card)157,300 Appraised Xf (B) Value (Bldg)0 Appraised Ob (B) Value (Bldg)6,600 Appraised Land Value (Bldg)103,400 Special Land Value0 Total Appraised Parcel Value267,300 Valuation MethodC Adjustment Net Total Appraised Parcel Value267,300									
Total				0.00																					
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						
123		05-09-2005		11	POOL		400					18' ABOVE GROUN		04-13-2018			333	2	MEASURED						
														09-16-2010			317	14	INSPECTED						
														09-09-2010			316	2	MEASURED						
														12-02-2005			311	15	PERMIT VISIT						
														07-20-1998			232	3	MEAS+INSPCTD						
														04-15-1992			131	14	INSPECTED						
														04-01-1992			107	22	MAILER SENT						
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		RB				16,025 SF	6.45	1.000	5	LAND	1.00	MA	1.00				0		1.000	6.45	103,400		
Total Card Land Units								0.37 AC	Parcel Total Land Area: 0.37								Total Land Value								103,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#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	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	114.89	
Interior Floor 2	3	HARDWOOD	RCN	249,604	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1957	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	4		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	157,300	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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
03	GARAGE	OB	Outbuildi	L	308	28.18	1960	60	0.00	AV	F	0.90	4,700
22	WOOD DK			L	80	9.20	1998	60	0.00	AV	A	1.00	400
07	POOLA-C	OB	Outbuildi	L	18	69.00	2005	70	0.00	GD	A	1.00	900
40	LEAN-TO			L	168	5.75	2005	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description	Living		Gross		Eff Area		Unit Cost		Undeprec Value			
BMT	BASEMENT	0		912				25.60		23,344			
FFL	1ST FLOOR	1,080		1,080				128.27		138,526			
TQS	3/4 STORY	684		912				96.20		87,733			
Ttl Gross Liv / Lease Area		1,764		2,904						249,604			

