

State Use 101
Print Date 12-13-2022 8:22:47 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
ROSADO ENRIQUE ROSADO LINDSAY 439 PORTER RD EAST LONGMEADOW MA 01028 GIS ID F_391387_2858492												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	178500		178,500								
												RES LAND		101	123400		123,400								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	4900		4,900								
				SUPPLEMENTAL DATA										Total		306,800		306,800							
				Alt Prcl ID SP Permit FDC:FDC Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
ROSADO ENRIQUE WINTERBERRY LLC, LEMANSKI MICHAEL J JOSEPH S, LEMANSKI JANE HEIRS + LEMANSKI JANE HEIRS +				19760	0268	04-04-2013	Q	I			243,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				19684	0011	02-12-2013	U	I			400,000	1	2022	101	158,500	2021	101	151,800	2020	101	143,800				
				08781	0152	03-25-1994	U	I			1	1A		101	111,000		101	103,000		101	103,000				
				08781	0148	03-25-1994	U	I			155,000	1A		101	4,900		101	4,900		101	4,900				
				01888	0262	08-28-1947	U	I			0														
				Total								Total		274,400		Total		259,700		Total		251,700			
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) 178,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,900 Appraised Land Value (Bldg) 123,400 Special Land Value 0 Total Appraised Parcel Value 306,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 306,800											
Total				0.00																					
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name				Tracing		Batch																	
0001						101		MG																	
NOTES																									
SEE ATTACHED DOC FROM CONSERV COMM-FY14 SUB 1101 BK PLANS 365-72 DIV TO CONSIST OF 6 NEW LOTS)-FY14 SUB 1103 BK PLANS 365-101 NEW LOT A																									
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		
201803272		12-06-2018		91	INSULATION		2,200		05-22-2019		100	07-22-2019		ASSUMED COMPL		05-22-2019					334	15	PERMIT VISIT		
201802475		07-24-2018		17	DECK		5,000		05-22-2019		100	05-22-2019		576 SF		06-14-2013					317	3	MEAS+INSPCTD		
201802393		07-17-2018		11	POOL		12,000		05-22-2019		100	05-22-2019				04-03-2007					250	22	MAILER SENT		
201802264		07-02-2018		11	POOL		22,971				0			WITHDRAWN PER		11-02-2006					311	14	INSPECTED		
																10-19-2006					311	2	MEASURED		
																04-28-2000					250	22	MAILER SENT		
																04-26-2000					247	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		RA				40,000	SF	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				0.090	AC	7,000.00	1.000	0		1.00	MG	1.00				0			1.000	7,000	600
Total Card Land Units								1.01	AC	Parcel Total Land Area:				1.01						Total Land Value					123,400

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	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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		104.35
Interior Floor 2	3	HARDWOOD	RCN		313,184
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1958
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	6		Depreciation Code		AV
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	9		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		57
Extra Kitchen St			RCNLD		178,500
FBM Sqft	600		Dep % Ovr		
FBM Quality	3		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
09	POOL A-R	OB	Outbuildi	L	576	12.08	2019	70	0.00	GD	A	1.00	4,900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,293		23.36	30,199	
EPF	ENCL PORCH	0	166		58.30	9,678	
FFL	1ST FLOOR	1,357	1,357		116.60	158,224	
GAR	GARAGE	0	504		46.73	23,553	
HST	HALF STORY	679	1,357		58.34	79,171	
OPF	OPEN PORCH	0	21		11.10	233	
PAT	PATIO	0	64		5.47	350	
WDK	WOOD DECK	0	505		23.32	11,776	
Ttl Gross Liv / Lease Area		2,036	5,267			313,184	

