

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																		
DIFRANCO MARK C DIFRANCO LISA D 75 MARCI AV EAST LONGMEADOW MA 01028 GIS ID F_390248_2852356 Mailed										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	509700				509,700											
												RES LAND		101	146100				146,100											
				DRAINAGE				VIEW		COMMUNITY																				
				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		655,800		655,800														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
DIFRANCO MARK C DIFRANCO LISA D DIFRANCO MARK SCHNEIDER DOLORES F AMHERST SAVINGS REALTY CO				23095 0499		02-21-2020		U		I		100		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				09370 0330		01-23-1996		U		I		1		1A		2022	101 101	453,700 132,100	2021	101 101	435,600 122,500	2020	101 101	418,600 122,500						
				09188 0191		07-17-1995		U		I		300,000																		
				08631 0127		11-12-1993		U		I		213,500		1L																
				08328 0083		02-03-1993		U		I		225,000		1L																
														Total		585,800		Total		558,100		Total		541,100						
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																														
Nbhd		Nbhd Name				Tracing				Batch				APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 509,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 146,100 Special Land Value 0 Total Appraised Parcel Value 655,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 655,800																
0001						101				NG																				
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		
201602997		12-20-2016		25		WINDOWS		23,542		04-20-2017		100		04-20-2017		36 REPLACEMENT		04-20-2017						317		15		PERMIT VISIT		
																		08-31-2006						311		3		MEAS+INSPCTD		
																		02-07-2000						247		14		INSPECTED		
																		01-08-2000						247		2		MEASURED		
																		07-23-1992						131		14		INSPECTED		
																		02-11-1981						500		1		LEFT NOTICE		
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		1.250	8	LAND	1.00	NG	1.00							1.000	3.55		142,000			
1	101	ONE FAM		RA				0.590 AC		7,000.00		1.000	0		1.00	NG	1.00							1.000	7,000		4,100			
Total Card Land Units								1.51		AC	Parcel Total Land Area: 1.51				Total Land Value														146,100	

Property Location 75 MARCI AV
Vision ID 5280

Account # 5357

Map ID 73/ 3/ 16/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

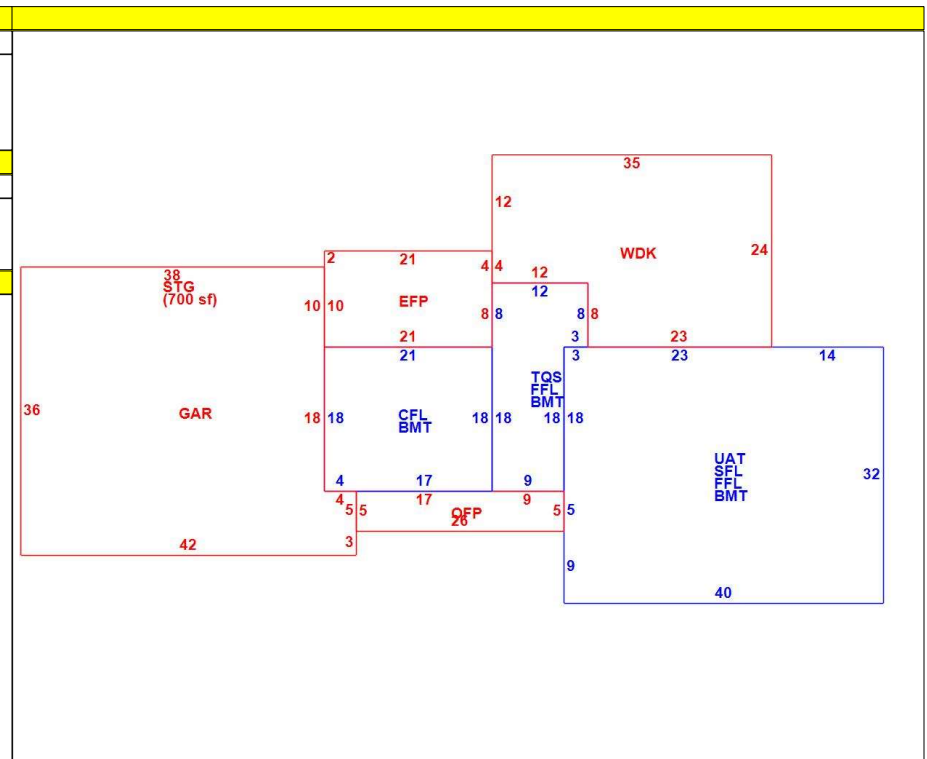
Card # 1 of 2

State Use 101
Print Date 12-13-2022 8:50:08 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.50	2 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	6	SALTBOX			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	81.33	
Interior Floor 2	4	CARPET	RCN	599,643	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1977	
AC Type	01	NONE	Effective Year Built	2006	
Bedrooms	4		Depreciation Code	VG	
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	15	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	509,700	
FBM Sqft	1341		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	5		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,916		23.19	44,439	
CFL	CATHEDRAL CE	378	378		119.41	45,136	
EPF	ENCL PORCH	0	252		58.02	14,620	
FFL	1ST FLOOR	1,538	1,538		116.03	178,454	
GAR	GARAGE	0	1,400		46.41	64,977	
OPF	OPEN PORCH	0	130		11.60	1,508	
SFL	2ND FLOOR	1,280	1,280		116.03	148,518	
STG	STORAGE	0	700		46.41	32,488	
TQS	3/4 STORY	194	258		87.25	22,510	
UAT	UNFIN ATTC	0	1,280		23.21	29,704	
Ttl Gross Liv / Lease Area		3,390	9,876			599,643	



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		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		146100		146,100																							
SUPPLEMENTAL DATA										Total 655,800 655,800																													
GIS ID F_390248_2852356		Alt Prcl ID		SP Permit		Chapter Land		OC Dates		In+Ex FY		Mailed		Received		NIA		Field 8		Field 9		Field 10		Assoc Pid#															
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Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 2 of 2

State Use 101
Print Date 12-13-2022 8:50:09 A

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Heat Fuel						Depreciation Code															
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BUILDING SUB-AREA SUMMARY SECTION																					
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value											
WDK	WOOD DECK					0	744		23.24	17,288											
Ttl Gross Liv / Lease Area																					