

State Use 101
Print Date 12-13-2022 9:13:43 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
FERRENTINO CLAUDIO FERRENTINO CYNTHIA A 10 BENT TREE DR EAST LONGMEADOW MA 01028 GIS ID F_391613_2848362												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	482300		482,300																			
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	142100		142,100																			
												RESIDNTL.		101	17800		17,800																			
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		642,200		642,200																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
FERRENTINO CLAUDIO DESLAURIERS ARMAND P SMITH CZUPRYNA				09695	0465	11-26-1996	U	I			351,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				06958	0477	09-08-1988	U	V			92,500		2022	101	436,800	2021	101	419,300	2020	101	403,000															
				06436	0520	04-01-1987	U	I			43,900		101	144,500	101	134,100	101	134,100																		
				05788	0116	04-03-1985	U	I			0		101	17,800	101	17,800	101	17,800																		
				Total		0.00									Total		599,100		Total		571,200		Total		554,900											
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																										
0001						101				NV																										
NOTES																																				
														Appraised BLDG. Value (Card)				482,300																		
														Appraised Xf (B) Value (Bldg)				0																		
														Appraised Ob (B) Value (Bldg)				17,800																		
														Appraised Land Value (Bldg)				142,100																		
														Special Land Value				0																		
														Total Appraised Parcel Value				642,200																		
														Valuation Method				C																		
														Adjustment																						
														Net Total Appraised Parcel Value				642,200																		
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								
63		04-01-1989		MN		Manual Note		15,000								POOL I		06-25-2018						333		2		MEASURED								
																		09-21-2010						311		2		MEASURED								
																		06-01-2006						311		1		LEFT NOTICE								
																		12-22-1999						247		3		MEAS+INSPCTD								
																		06-22-1992						131		1		LEFT NOTICE								
																		01-23-1990						105		4		INFO AT DOOR								
																		12-01-1988						107		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		RAA				40,023	SF		2.84	1.250	9	LAND	1.00	NV	1.00				0			1.000	3.55	142,100										
Total Card Land Units																		0.92		AC	Parcel Total Land Area: 0.92				Total Land Value										142,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	26	WOOD	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	81.25	
Interior Floor 2	4	CARPET	RCN	567,381	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1988	
AC Type	03	FULL	Effective Year Built	2006	
Bedrooms	4		Depreciation Code	GV	
Full Baths	4		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	3		Depreciation %	15	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	85	
Extra Kitchen St			RCNLD	482,300	
FBM Sqft	1024		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		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
11	POOL I-V	OB	Outbuildi	L	576	29.00	1989	70	0.00	GD	G	1.25	14,600
19	PATIO			L	800	5.75	1989	70	0.00	GD	A	1.00	3,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	2,560		21.83	55,897
FFL	1ST FLOOR	2,560	2,560		109.17	279,487
GAR	GARAGE	0	768		43.64	33,517
OPF	OPEN PORCH	0	24		9.10	218
SFL	2ND FLOOR	1,816	1,816		109.17	198,261
Ttl Gross Liv / Lease Area		4,376	7,728			567,381

