

State Use 101
Print Date 12-13-2022 9:15:13 A

CURRENT OWNER						TOPO TYPE			UTILITY			STREET			LOCATION			CURRENT ASSESSMENT																							
GHDINI MORRIS J GHDINI MARILYN 68 BENT TREE DR EAST LONGMEADOW MA 01028 GIS ID F_390686_2848511																		Description	Code	Appraised			Assessed			1006 EAST LONGMEADOW															
						TOPO WET			EASEMENT			TRAFFIC			CORNER			RESIDENTL.	101	339300			339,300																		
						DRAINAGE						VIEW			COMMUNITY			RES LAND	101	142800			142,800																		
						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			482,100			482,100																				
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
GHEDINI MORRIS J						05925 0539		10-23-1985		U		I		35,900		1		Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed													
																		2022	101	305,400		2021	101	292,500		2020	101	134,800													
																		101		145,200		101		134,800		101		134,800													
																Total	450,600		Total		427,300		Total		419,000																
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																																									
																		APPROAISED VALUE SUMMARY																							
																		Appraised BLDG. Value (Card)												339,300											
																		Appraised Xf (B) Value (Bldg)												0											
																		Appraised Ob (B) Value (Bldg)												0											
																		Appraised Land Value (Bldg)												142,800											
																		Special Land Value												0											
																		Total Appraised Parcel Value												482,100											
																		Valuation Method												C											
																		Adjustment																							
																		Net Total Appraised Parcel Value												482,100											
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																		
3		01-01-1986		MN	Manual Note										SFR		04-04-2014	01			317	24	ABATEMENT VI																		
162		01-01-1986		MN	Manual Note										POOL I		03-17-2008				350	16	FIELDREV CHG																		
2		01-01-1985		MN	Manual Note										DWELLING		06-15-2006				311	2	MEASURED																		
																	05-24-2000				247	14	INSPECTED																		
																	12-22-1999				247	2	MEASURED																		
																	08-05-1992				131	14	INSPECTED																		
																	06-22-1992				131	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	RAA				40,000	SF	2.84	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.55	142,000																			
1	101	ONE FAM	RAA				0.120	AC	7,000.00	1.000	0		1.00	NV	1.00			0		1.000	7,000	800																			
Total Card Land Units							1.04	AC	Parcel Total Land Area:							1.04	Total Land Value										142,800														

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	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	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	94.55	
Interior Floor 2	4	CARPET	RCN	429,468	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1985	
AC Type	03	FULL	Effective Year Built	2000	
Bedrooms	3		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	21	
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	79	
Extra Kitchen St			RCNLD	339,300	
FBM Sqft			Dep % Ovr		
FBM Quality			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,568		24.40	38,256	
CFL	CATHEDRAL CE	160	160		125.64	20,103	
FFL	1ST FLOOR	1,446	1,446		121.83	176,173	
GAR	GARAGE	0	780		48.73	38,012	
OPF	OPEN PORCH	0	64		11.42	731	
TQS	3/4 STORY	975	1,300		91.38	118,789	
UHS	UNFIN HALF STORY	0	780		36.55	28,509	
WDK	WOOD DECK	0	363		24.50	8,894	
Ttl Gross Liv / Lease Area		2,581	6,461			429,468	

