

State Use 101
Print Date 12-13-2022 9:16:07 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
CELANI JUSTIN M CELANI TARA M 37 TERRY LANE EAST LONGMEADOW MA 01028 GIS ID F_390923_2847785												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		390100		390,100															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		136400		136,400															
				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		526,500		526,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
CELANI JUSTIN M COYNE,MICHAEL J PARADZICK OTTO LIFE ESTATE,+ K P COY PARADZICK OTTO + DUNCAN GARY J + CORINNE A				18316 0249		05-26-2010		U		I		400,000		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				17848 0214		06-17-2009		U		I		1		1A		2022		101		353,600		2021		101		339,900		2020		101		327,200	
				09688 0156		11-19-1996		U		I		1		1A				101		122,800				101		113,600				101		113,600	
				07752 0424		07-12-1991		U		I		310,000																					
				07252 0294		08-29-1989		U		I		109,750		1																			
												Total		476,400		Total		453,500		Total		440,800											
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																Appraised BLDG. Value (Card) 390,100											
ASSESSING NEIGHBORHOOD																		Appraised Xf (B) Value (Bldg) 0															
Nbhd				Nbhd Name								Tracing				Batch				Appraised Ob (B) Value (Bldg) 0													
0001												101				MG				Appraised Land Value (Bldg) 136,400													
NOTES																		Special Land Value 0															
SUB DIV # 568																		Total Appraised Parcel Value 526,500															
																		Valuation Method C															
																		Adjustment															
																		Net Total Appraised Parcel Value 526,500															
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					
322		10-01-1988		MN		Manual Note		200,000								SFR		11-29-2021						334		P3		ENTRY DENIED					
																		03-11-2011						317		16		FIELDREV CHG					
																		06-15-2006						311		14		INSPECTED					
																		06-08-2006						311		2		MEASURED					
																		02-08-2000						247		14		INSPECTED					
																		12-22-1999						247		2		MEASURED					
																		04-10-1992						170		3		MEAS+INSPCTD					
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	1.200	7	LAND	1.00	MG	1.00			0		1.000	3.41	136,400										
1	101	ONE FAM		RAA				0.000	AC	7,000.00	1.000	0		1.00	MG	1.00			0		1.000	7,000	0										
Total Card Land Units								0.92	AC	Parcel Total Land Area: 0.92								Total Land Value								136,400							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	2.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		94.78
Interior Floor 1	3	HARDWOOD	RCN		458,920
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1988
Heat Type	1	FORCED H/A	Effective Year Built		2006
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	3		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		15
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		85
Extra Kitchens	0		RCNLD		390,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft	906		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	3		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,812		26.11	47,303
FFL	1ST FLOOR	1,812	1,812		130.67	236,778
GAR	GARAGE	0	624		52.35	32,668
OFP	OPEN PORCH	0	120		13.07	1,568
SFL	2ND FLOOR	988	988		130.67	129,104
WDK	WOOD DECK	0	441		26.08	11,499
Ttl Gross Liv / Lease Area		2,800	5,797			458,920

