

State Use 101
Print Date 12-13-2022 10:35:21

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
SOUMAKIS CHRISTOPHER G 128 SANFORD ST EAST LONGMEADOW MA 01028 GIS ID F_393519_2849247												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	277900		277,900																		
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	134200		134,200																		
				SUPPLEMENTAL DATA																															
Alt Prcl ID				Received																															
SP Permit				NIA																															
Chapter Land				Field 8																															
OC Dates				Field 9																															
In+Ex FY				Field 10																															
Mailed				Assoc Pid#																															
												Total		412,100		412,100																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
SOUMAKIS CHRISTOPHER G LYONS,DIANNE J B LYONS ROBERT J + DIANNE J B, VASICA JOSEPH A + HOBCO INC				18304	0430	05-19-2010	U	I	335,000		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				17649	0204	02-09-2009	U	I	1			2022	101	252,800	2021	101	242,100	2020	101	232,000															
				09958	0094	08-08-1997	U	I	225,000			101	120,800	101	111,600	101	111,600																		
				06288	0449	11-13-1986	U	V	182,400			1																							
				05951	0473	11-25-1985	U	I	0			1																							
Total												373,600		Total		353,700		Total		343,600															
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				NG																									
NOTES																																			
																		Appraised BLDG. Value (Card)								277,900									
																		Appraised Xf (B) Value (Bldg)								0									
																		Appraised Ob (B) Value (Bldg)								0									
																		Appraised Land Value (Bldg)								134,200									
																		Special Land Value								0									
Total Appraised Parcel Value																		412,100																	
Valuation Method																		C																	
Adjustment																																			
Net Total Appraised Parcel Value																		412,100																	
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											
358		11-12-2008		7	REMODEL		35,350								MAIN BATH AND M		08-26-2019					334	2	MEASURED											
3		01-08-1998		5	DEMOLITION		1,200								WOODSTOVE		03-11-2011					317	16	FIELDREV CHG											
148		01-01-1986		MN	Manual Note										SFR		02-16-2010					316	14	INSPECTED											
																	02-13-2009					317	15	PERMIT VISIT											
																	07-14-2005					274	14	INSPECTED											
																	07-08-2005					274	2	MEASURED											
																	01-17-2000					247	14	INSPECTED											
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				25,370	SF	4.23	1.250	8	LAND	1.00	NG	1.00					0			1.000	5.29	134,200									
Total Card Land Units																		0.58		AC	Parcel Total Land Area: 0.58				Total Land Value										134,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
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	102.96	
Interior Floor 1	4	CARPET	RCN	351,812	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1986	
Heat Type	1	FORCED H/A	Effective Year Built	2000	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	21	
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	79	
Extra Kitchens	0		RCNLD	277,900	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues	1		Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	1,188		24.90	29,577	
FFL	1ST FLOOR	1,200	1,200		124.27	149,126	
GAR	GARAGE	0	576		49.62	28,582	
OFP	OPEN PORCH	0	72		12.08	870	
OSP	SCRN PORCH	0	216		18.41	3,977	
SFL	2ND FLOOR	972	972		124.27	120,792	
UAT	UNFIN ATTC	0	576		24.81	14,291	
WDK	WOOD DECK	0	183		25.13	4,598	
Ttl Gross Liv / Lease Area		2,172	4,983			351,812	

