

State Use 101
Print Date 11/13/2023 6:56:24 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
SADOWSKI DAN D SADOWSKI NICOLE A 19 ORPHEUM AVE EAST LONGMEADOW MA 01028 GIS ID F_376463_2856649												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	126500		126,500								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	82700		82,700								
												RESIDNTL.		101	3900		3,900								
				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		213,100		213,100									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
SADOWSKI DAN D KORTEKAMP CONSTRUCTION LLC, US BANK NATIONAL ASSOCIATION , HANKE,DANIEL C DONAHUE,RALPH A				19633	0557	01-10-2013	Q	I	153,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				18288	0014	05-07-2010	U	I	80,150		1S	2023	101	117,200	2022	101	106,300	2021	101	102,600					
				18258	0541	04-16-2010	U	I	84,150		1L		101	75,200		101	68,400		101	63,300					
				15660	0375	01-26-2006	U	I	144,900				101	2,900		101	2,900		101	2,900					
				04662	0349	09-22-1978	U	I	0			Total	195,300		Total	177,600		Total	168,800						
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																									
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name				Tracing				Batch				APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 126,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,900 Appraised Land Value (Bldg) 82,700 Special Land Value 0 Total Appraised Parcel Value 213,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 213,100											
0001						101				MF															
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						
202202763 141	09-21-2022 05-17-2010	62 7	SOLAR REMODEL		17,238 40,000		05-08-2023	100	10-25-2022	NEARMAP NEW KITCHEN, BA				05-08-2023 08-16-2019 05-10-2013 06-22-2012 03-28-2012 03-02-2012 11-18-2010			425 334 105 317 250 317 311	6 3 15 15 22 15 15	INFO BY PHON MEAS+INSPCTD PERMIT VISIT PERMIT VISIT MAILER SENT PERMIT VISIT PERMIT VISIT						
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	RB				5,850 SF	18.61	0.760	3	LAND	1.00	MF	1.00			0		1.000	14.14	82,700				
Total Card Land Units							0.13 AC	Parcel Total Land Area: 0.13							Total Land Value							82,700			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		118.29
Interior Floor 2	4	CARPET	RCN		221,860
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built		1940
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	3		Depreciation Code		AV
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		57
Extra Kitchen St	N	NONE	RCNLD		126,500
FBM Sqft	738		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues	0		Misc Imp Ovr Comment		
Central Vac	0	NO	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
03	GARAGE	OB	Outbuildi	L	228	32.00	1940	50	0.00	FR	F	0.90	3,300
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	57	1.00	AV	A	0.00	0
08	POOLA-O			L	15	69.00	2019	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	738		29.35	21,659	
EFB	ENCL PORCH	0	132		73.17	9,659	
FFL	1ST FLOOR	868	868		146.35	127,028	
HST	HALF STORY	434	868		73.17	63,514	
Ttl Gross Liv / Lease Area		1,302	2,606			221,860	

