

State Use 101
Print Date 11/13/2023 8:06:14 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
PARKER SARAH 40 FAIRVIEW ST EAST LONGMEADOW MA 01028 GIS ID F_379492_2853705												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	110200		110,200									
												RES LAND		101	113400		113,400									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	9900		9,900									
				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		233,500		233,500										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
PARKER SARAH ESPOSITO WALTER J ESPOSITO WALTER J +, CICCHETTI HELEN G HEIRS O CICCHETTI HELEN G HEIRS O				23745 0208		03-05-2021		Q		I		215,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				11509 0098		02-16-2001		U		I		100		1A		2023	101	100,700	2022	101	108,300	2021	101	89,700		
				08100 0276		07-02-1992		U		I		91,455					101	103,200		101	93,700		101	86,900		
				08100 0275		07-02-1992		U		I		1		1F			101	8,200		101	8,200		101	8,200		
				01902 0591		10-31-1947		U		I		0						Total	212,100	Total	210,200	Total	184,800			
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																		
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 110,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 9,900 Appraised Land Value (Bldg) 113,400 Special Land Value 0 Total Appraised Parcel Value 233,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 233,500											
Total																										
Nbhd		Nbhd Name				Tracing		Batch																		
0001						101		MA																		
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		
																	02-08-2021					400	16	FIELDREV CHG		
																	10-17-2014					317	2	MEASURED		
																	07-08-2004					250	22	MAILER SENT		
																	11-06-2003					274	2	MEASURED		
																	07-16-1992					131	14	INSPECTED		
																	04-27-1992					107	2	MEASURED		
																	08-09-1991					181	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		RC				15,515 SF	7.31	1.000	5	LAND	1.00	MA	1.00				0		1.000	7.31	113,400			
Total Card Land Units								0.36	AC	Parcel Total Land Area: 0.36								Total Land Value								113,400

Property Location 40 FAIRVIEW ST
 Vision ID 1538 Account # 1573

Map ID 25/ 15/ B/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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		100.57
Interior Floor 2	4	CARPET	RCN		211,893
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built		1930
AC Type	01	NONE	Effective Year Built		1973
Bedrooms	2		Depreciation Code		FA
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		48
Total Rooms	5		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		52
Extra Kitchen St			RCNLD		110,200
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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	400	32.00	1948	50	0.00	FR	A	1.00	6,400
14	SCRN HSE			L	352	20.00	1988	50	0.00	FR	A	1.00	3,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,174		22.11	25,962	
FFL	1ST FLOOR	1,196	1,196		110.48	132,129	
OFP	OPEN PORCH	0	40		11.05	442	
PAT	PATIO	0	84		5.26	442	
UTQ	UNFIN TQS	0	1,064		49.73	52,918	
Ttl Gross Liv / Lease Area		1,196	3,558			211,893	

