

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW						
ROLDAN CHRISTOPHER J NIEVES MELINDA S 34 RANKIN AV EAST LONGMEADOW MA 01028 GIS ID F_382146_2850959												Description		Code	Appraised		Assessed									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	153200		153,200									
												RES LAND		101	112800		112,800									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000									
				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		267,000		267,000										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
ROLDAN CHRISTOPHER J SHEA MICHAEL W JOHNSON PHILIP J + DALE E, HEATHCOTE EDITH				21328	0286	08-26-2016	Q	I			216,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				11191	0489	05-11-2000	U	I			120,000		2023	101	140,300	2022	101	125,500	2021	101	120,100					
				07540	0187	09-05-1990	U	I	125,500		101	102,500		101	93,300		101	86,300								
				01713	0236	05-16-1941	U	I	0		101	700		101	700		101	700								
														Total		243,500	Total		219,500	Total		207,100				
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) 153,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,000 Appraised Land Value (Bldg) 112,800 Special Land Value 0 Total Appraised Parcel Value 267,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 267,000															
0001					101			MA																		
NOTES																										
BATH REMOD 1992 SHED EST FIELD CHANGE																										
BUILDING PERMIT RECORD																										
Permit Id		Issue Date		Type	Description		Amount	Insp Date	% Comp	Date Comp		Comments		Date	Type	Is	Id	Cd	Purpose/Result							
260		08-17-2007		17	DECK		5,000		0			18X24'		01-23-2017 02-04-2008 04-13-2004 03-22-2004 10-03-2003 07-30-1992 04-14-1992			317 317 319 AO 274 131 131	16 15 14 22 2 14 1	FIELDREV CHG PERMIT VISIT INSPECTED MAILER SENT MEASURED INSPECTED 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	RC				14,025 SF	8.04	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.04	112,800					
Total Card Land Units							0.32	AC	Parcel Total Land Area: 0.32							Total Land Value							112,800			

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	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		
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	134.02	
Interior Floor 2			RCN	243,169	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1941	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	F	FAIR	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	153,200	
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
19	PATIO			L	100	8.00	1998	60	0.00	AV	F	0.90	400
02	SHED/FR			L	80	12.00	2014	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	672		29.32	19,701
FFL	1ST FLOOR	672	672		147.02	98,797
GAR	GARAGE	0	240		58.81	14,114
OPF	OPEN PORCH	0	140		14.70	2,058
SFL	2ND FLOOR	672	672		147.02	98,797
WDK	WOOD DECK	0	328		29.58	9,703
Ttl Gross Liv / Lease Area		1,344	2,724			243,169

