

State Use 101
Print Date 11/13/2023 10:57:59

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
MANUEL KATHRYN 18 RODERICK AVE EAST LONGMEADOW MA 01028 GIS ID F_375704_2855265												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		122700		122,700																									
												RES LAND		101		83700		83,700																									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		500		500																									
				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		206,900		206,900																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
MANUEL KATHRYN CARABETTA MICHAEL, BOUTIN MAURICE P, HEBERT,EDWARD C CAPACCIO,EMILIA				19393 0335		08-13-2012		U		I		155,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
				18883 0494		08-18-2011		U		I		181,500		1V		2023		101		113,100		2022		101		102,800		2021		101		98,900											
				18097 0171		11-30-2009		U		I		170,000		1V				101		76,100				101		69,200		101		64,000													
				14349 0387		07-21-2004		U		I		158,000		1				101		300				101		300		101		300													
				12365 0091		06-03-2002		U		I		100,000		1																													
				Total												Total		189,500		Total		172,300		Total		163,200																	
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																															
0001								101				MF																															
NOTES																																											
																		Appraised BLDG. Value (Card)										122,700															
																		Appraised Xf (B) Value (Bldg)										0															
																		Appraised Ob (B) Value (Bldg)										500															
																		Appraised Land Value (Bldg)										83,700															
																		Special Land Value										0															
																		Total Appraised Parcel Value										206,900															
																		Valuation Method										C															
																		Adjustment																									
																		Net Total Appraised Parcel Value										206,900															
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															
384		11-23-2010		25		WINDOWS		2,828								NVC		08-27-2019						334 2		MEASURED																	
																		05-10-2013						105 15		PERMIT VISIT																	
																		01-20-2012						317 16		FIELDREV CHG																	
																		12-07-2010						317 15		PERMIT VISIT																	
																		02-10-2010						317 16		FIELDREV CHG																	
																		07-20-2006						311 3		MEAS+INSPCTD																	
																		04-08-2004						250 22		MAILER SENT																	
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								8,580		SF		12.84		0.760		3		LAND		1.00		MF		1.00				0		1.000		9.76		83,700			
Total Card Land Units																		0.20		AC		Parcel Total Land Area: 0.20										Total Land Value										83,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	146.34	
Interior Floor 2	3	HARDWOOD	RCN	215,201	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1949	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
Total Rooms	4		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	1		Overall % Condition	57	
Extra Kitchen St	F	FAIR	RCNLD	122,700	
FBM Sqft	460		Dep % Ovr		
FBM Quality	1		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
02	SHED/FR			L	70	12.00	1975	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	920		34.82	32,036	
FFL	1ST FLOOR	920	920		174.11	160,182	
OFP	OPEN PORCH	0	56		18.65	1,045	
UAT	UNFIN ATTC	0	632		34.71	21,938	
Ttl Gross Liv / Lease Area		920	2,528			215,201	

