

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW										
COHN KENNETH M COHN TINA D 18 PRINCETON ST EAST LONGMEADOW MA 01028 GIS ID F_375298_2853582		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed															
						RESIDNTL.	101	159400	159,400															
						RES LAND	101	84200	84,200															
						RESIDNTL.	101	600	600															
		DRAINAGE		VIEW	COMMUNITY																			
		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		244,200	244,200													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																
COHN KENNETH M COHN KENNETH M, LOPARDO THOMAS A + CAROLE L,		19159	0528	03-12-2012	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
		14594	0542	10-29-2004	U	I	215,000		2023	101	146,500	2022	101	130,700	2021	101	125,400							
		03300	0506	11-08-1967	U	I	0			101	76,500		101	69,500		101	64,400							
										101	400		101	400		101	400							
		Total						Total		223,400	Total		200,600	Total		190,200								
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor																
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int						
									APPRaised VALUE SUMMARY															
Total																								
ASSESSING NEIGHBORHOOD								Appraised BLDG. Value (Card) 159,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 600 Appraised Land Value (Bldg) 84,200 Special Land Value 0 Total Appraised Parcel Value 244,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 244,200																
Nbhd		Nbhd Name		Tracing		Batch																		
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		
								B-23-103	02-15-2023	62	SOLAR	28,043	05-09-2023	100	03-16-2023	2 & 1 PICTURE WIN NVC	05-09-2023			425	15	PERMIT VISIT		
202200485	02-11-2022	25	WINDOWS	4,617	06-13-2022	100	06-13-2022	08-27-2019			334	2	MEASURED											
201203028	09-06-2012	91	INSULATION	1,400				03-23-2012			317	15	PERMIT VISIT											
132	05-20-2011	12	REROOF	7,947				05-13-2004			318	14	INSPECTED											
										04-06-2004			250	22	MAILER SENT									
										04-02-2004			316	2	MEASURED									
										06-05-1992			131	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	RC				10,000 SF	11.08	0.760	3	LAND	1.00	MF	1.00			0		1.000	8.42	84,200			
Total Card Land Units							0.23	AC	Parcel Total Land Area:				0.23	Total Land Value										84,200

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	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	2	CLAPBOARD	101	ONE FAM	
Roof Structure	2	HIP		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	127.68	
Interior Floor 2			RCN	252,986	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1967	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St	N	NONE	RCNLD	159,400	
FBM Sqft	475		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	80	12.00	1972	60	0.00	AV	A	1.00	600
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	63	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,056		29.07	30,696	
CFL	CATHEDRAL CE	336	336		149.81	50,335	
EPF	ENCL PORCH	0	100		72.74	7,274	
FFL	1ST FLOOR	1,056	1,056		145.48	153,625	
OPF	OPEN PORCH	0	30		14.55	436	
WDK	WOOD DECK	0	364		29.18	10,620	
Ttl Gross Liv / Lease Area		1,392	2,942			252,986	

