

State Use 101
Print Date 11/14/2023 12:00:56

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																													
OHARA FILIP M 20 ALBANO DR EAST LONGMEADOW MA 01028												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		303700		303,700																							
												RES LAND		101		86100		86,100																							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		11600		11,600																							
				SUPPLEMENTAL DATA																																					
				Alt Prcl ID SP Permit HBT:HBT Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																																	
GIS ID F_384149_2856922												Total		401,400		401,400																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
OHARA FILIP M A PLUS ENTERPRISES INC, RAGUSA JERIS M, KRUSZ				15570 0284		12-12-2005		U		I		160,000		1B		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed									
				14555 0174		10-12-2004		U		V		85,000		1		2023		101		278,600		2022		101		251,800		2021		101		241,300									
				06812 0101		04-20-1988		U		V		1		1A				101		78,200				101		71,200				101		65,900									
				05822 0084		05-30-1985		U		V		3,200		1L				101		11,200				101		11,200				101		11,200									
				Total										Total		368,000		Total		334,200		Total		318,400																	
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																		Appraised BLDG. Value (Card) 303,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,600 Appraised Land Value (Bldg) 86,100 Special Land Value 0 Total Appraised Parcel Value 401,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 401,400																							
Nbhd				Nbhd Name				Tracing				Batch																													
0001								101				MF																													
NOTES																																									
SUB DIV 950																																									
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													
202103049		10-18-2021		91		INSULATION		2,786				0				OC 10/27/2005		03-15-2018						333		2		MEASURED													
252		07-12-2005		11		POOL		12,500								OC 1/20/2005		01-27-2006						311		15		PERMIT VISIT													
20		01-20-2005		2		DWELLING		150,000										01-27-2006						311		15		MEAS+INSPECTD													
																		01-27-2006						311		15		PERMIT VISIT													
																		01-13-2006						311		15		PERMIT VISIT													
																		01-12-2006						250		6		INFO BY PHON													
																		01-05-1980						500		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		RA								15,156		SF		7.47		0.760		3		LAND		1.00		MF		1.00				0		1.000		5.68		86,100	
Total Card Land Units 0.35 AC																		Parcel Total Land Area: 0.35										Total Land Value 86,100													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	06	COLONIAL	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	B-	GOOD (-)	#Heat Sys	1.00		
Stories	2.00	2 STORY	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	2	HIP				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		122.83	
Interior Floor 1	3	HARDWOOD	RCN		337,396	
Interior Floor 2	4	CARPET	Net Other Adj			
Heat Fuel	2	GAS	Year Built		2005	
Heat Type	1	FORCED H/A	Effective Year Built		2011	
AC Type	01	NONE	Depreciation Code		GD	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		10	
Extra Fixtures	1		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style	G	GOOD	Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		90	
Extra Kitchens	0		RCNLD		303,700	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	0	NO	Cost to Cure Ovr Comment			
Frame	1	WOOD				

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
11	POOL I-V	OB	Outbuildi	L	512	29.00	2005	70	0.00	GD	A	1.00	10,400
02	SHED/FR			L	170	12.00	2010	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	656		31.53	20,683	
EFP	ENCL PORCH	0	168		78.94	13,262	
FFL	1ST FLOOR	656	656		157.88	103,571	
GAR	GARAGE	0	640		63.15	40,418	
OFP	OPEN PORCH	0	132		15.55	2,052	
SFL	2ND FLOOR	997	997		157.88	157,409	
Ttl Gross Liv / Lease Area		1,653	3,249			337,396	

