

Property Location

212 MAPLESHADE AV

Map ID

36/ 14/ 0/ /

Bldg Name

State Use

101

Vision ID

2933

Account #

2983

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:20:29

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW												
MANCUSO MICHAEL R 212 MAPLESHADE AV EAST LONGMEADOW MA 01028 GIS ID F_383425_2854113						Description	Code	Appraised	Assessed													
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	129400	129,400														
					RES LAND	101	101100	101,100														
	DRAINAGE		VIEW	COMMUNITY																		
SUPPLEMENTAL DATA						Total				230,500	230,500											
Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																				
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
MANCUSO MICHAEL R S+C HOMEBUYERS LLC MONTERO GEORGE A LATOURELLE ROBERT L + PERRY	20799	0286	07-23-2015	U	I	118,000	1	Year	Code	Assessed	Year	Code	Assessed									
	20713	0282	05-21-2015	U	I	92,500	1	2023	101	118,400	2022	101	105,400									
	09599	0064	08-23-1996	U	I	97,000			101	91,800		101	83,700									
	06790	0136	03-29-1988	U	I	1	1A															
	03293	0291	10-06-1967	U	I	0																
Total								210,200		Total		189,100		Total		178,300						
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 VALUE SUMMARY														
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)							129,400							
0001				101		MA		Appraised Xf (B) Value (Bldg)							0							
NOTES								Appraised Ob (B) Value (Bldg)							0							
								Appraised Land Value (Bldg)							101,100							
								Special Land Value							0							
								Total Appraised Parcel Value							230,500							
								Valuation Method							C							
								Adjustment														
								Net Total Appraised Parcel Value							230,500							
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								
									07-31-2019			334	3	MEAS+INSPCTD								
									01-18-2013			317	2	MEASURED								
									11-27-2002			250	22	MAILER SENT								
									11-26-2002			274	2	MEASURED								
									03-10-1992			170	3	MEAS+INSPCTD								
									10-14-1980			500	3	MEAS+INSPCTD								
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				12,990 SF	8.64	1.000	5	LAND	1.00	MA	1.00			0	TRF2	0.9	1.000	7.78	101,100
Total Card Land Units							0.30	AC	Parcel Total Land Area: 0.30							Total Land Value					101,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	8	PLYWD PANL	Adj Base Rate		132.61
Interior Floor 1	3	HARDWOOD	RCN		226,932
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1959
Heat Type	3	FORCED H/W	Effective Year Built		1978
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		129,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,230		28.95	35,603	
EFB	ENCL PORCH	0	154		72.36	11,144	
FFL	1ST FLOOR	1,230	1,230		144.73	178,014	
OFF	OPEN PORCH	0	154		14.10	2,171	
Ttl Gross Liv / Lease Area		1,230	2,768			226,932	

