

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
SOUMAKIS MATTHEW S DONALDSON KELLY 41 BIRCHLAND AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	191800		191,800																				
												RES LAND		101	111700		111,700																				
				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#																													
GIS ID F_382975_2851019												Total		303,500		303,500																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
SOUMAKIS MATTHEW S LAUSHWAY MARK G +, HOWARD HOWARD				31973 LC		10-29-2004		U		I		234,900		1		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
				LC02-0000		06-10-1988		U		I		143,500				2023		101	176,300	2022	101	159,500	2021	101	153,100												
				LC00-0000		08-05-1986		U		I		1				101		101,600	101		92,300	101		85,600													
				LC00-0000		10-12-1978		U		I		0				Total		277,900	Total		251,800	Total		238,700													
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 BLDG. Value (Card) 191,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 111,700 Special Land Value 0 Total Appraised Parcel Value 303,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 303,500																							
0001						101				MA																											
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												
292		11-01-1989		MN		Manual Note		4,500								REMODEL		07-02-2019					334	3	MEAS+INSPCTD												
																		10-11-2013					317	2	MEASURED												
																		04-02-2004					250	22	MAILER SENT												
																		03-11-2004					311	2	MEASURED												
																		08-13-1992					131	2	MEASURED												
																		04-16-1990					131	15	PERMIT VISIT												
																		12-09-1980					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		RC				11,900	SF	9.39	1.000	5	LAND	1.00	MA	1.00				0			1.000	9.39	111,700												
																		Total Card Land Units 0.27 AC Parcel Total Land Area: 0.27										Total Land Value 111,700									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2	2	PLASTER	Adj Base Rate		121.95
Interior Floor 1	3	HARDWOOD	RCN		304,423
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1945
Heat Type	1	FORCED H/A	Effective Year Built		1984
AC Type	02	PARTIAL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		191,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft	672		Dep Ovr Comment		
FBM Quality	3		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	936		27.84	26,054	
FFL	1ST FLOOR	1,152	1,152		139.32	160,501	
GAR	GARAGE	0	308		55.64	17,137	
PAT	PATIO	0	418		7.00	2,926	
TQS	3/4 STORY	702	936		104.49	97,805	
Ttl Gross Liv / Lease Area		1,854	3,750			304,423	

