

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
BEZNOS MARA 4 KINGMAN AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	151900		151,900										
												RES LAND		101	110800		110,800										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900		900										
				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_376029_2853280												Total		263,600		263,600											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
BEZNOS MARA ALFANO JAMES J + LAURIE A MAJOR RAYMOND				08937 0517		09-09-1994		U		I		70,000		1A		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				06712 0302		12-18-1987		U		I		92,100				2023		101	138,900	2022		101	125,000	2021		101	119,600
				06431 0193		03-27-1987		U		I		1				101		100,700	101		91,500	101		84,800			
				01927 0557		03-29-1948		U		I		0				101		600	101		600	101		600			
														Total		240,200		Total		217,100		Total		205,000			
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				MA																	
NOTES																											

Property Location 4 KINGMAN AV
Vision ID 3280 Account # 3333

Map ID 3B/ 21/ 748/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/14/2023 1:19:06 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	0	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
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			Adj Base Rate		127.63
Interior Floor 1	3	HARDWOOD	RCN		241,064
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		1984
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	2		Remodel Rating		03
Full Baths	1		Year Remodeled		2005
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	N	NONE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		151,900
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft	384		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues	0		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
02	SHED/FR			L	120	12.00	1950	50	0.00	FR	A	1.00	700
40	LEAN-TO			L	48	8.00	1985	60	0.00	AV	A	1.00	200
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	768		27.76	21,323
FFL	1ST FLOOR	1,460	1,460		138.46	202,156
GAR	GARAGE	0	313		55.30	17,308
OPF	OPEN PORCH	0	20		13.85	277

