

State Use 101
Print Date 11/14/2023 1:21:55 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
MONTEFUSCO GIOVANNI MONTEFUSCO ROSA 22 DONALD AVE EAST LONGMEADOW MA 01028 GIS ID F_376267_2853308												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		154300		154,300															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		110800		110,800															
												RESIDNTL.		101		1600		1,600															
				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		266,700		266,700															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
MONTEFUSCO GIOVANNI GUDMUNDSON COLBY BRUCE				06806 0002		04-14-1988		U		I		114,750				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				06147 0143		07-09-1986		U		I		87,000				2023		101		142,800		2022		101		132,200		2021		101		127,300	
				05905 0584		09-26-1985		U		I		76,000						101		100,700				101		91,500				101		84,800	
																		101		1,000				101		1,000				101		1,000	
				Total												Total		244,500		Total		224,700		Total		213,100							
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																	
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
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	4	VINYL	Code	Description	Percentage
Exterior Wall 2	16	STONE VENR	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			Adj Base Rate		154.49
Interior Floor 1	4	CARPET	RCN		223,682
Interior Floor 2	5	LINO/VINYL	Net Other Adj		
Heat Fuel	3	ELECTRIC	Year Built		1985
Heat Type	6	ELECTRC BB	Effective Year Built		1990
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		31
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		69
Extra Kitchens	1		RCNLD		154,300
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft	960		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues	1		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	80	12.00	1995	60	0.00	AV	A	1.00	600
02	SHED/FR			L	120	12.00	2014	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		38.17	36,644	
FFL	1ST FLOOR	960	960		190.85	183,221	
PAT	PATIO	0	400		9.54	3,817	
Ttl Gross Liv / Lease Area		960	2,320			223,682	

