

State Use 101
Print Date 11/14/2023 2:06:56 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW									
LAMANA CHARLES J LAMANA ANNETTE B 44 OLD FARM RD EAST LONGMEADOW MA 01028 GIS ID F_385753_2843399				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL. RES LAND		101 101		430600 193700		430,600 193,700											
				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#																					
Total														624,300		624,300													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
LAMANA CHARLES J WARD JOSEPH E ETAL D/B/A WARD				08222 06972 00000		0565 0245 0000		10-30-1992 09-22-1988		U U U		V I U		61,000 1 0		1B		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2023	101	395,200	2022	101	365,400	2021	101	350,300			
																			101	176,100		101	180,900		101	167,300			
Total														571,300		Total		546,300		Total		517,600							
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 Appraised BLDG. Value (Card) 430,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 193,700 Special Land Value 0 Total Appraised Parcel Value 624,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 624,300															
Nbhd		Nbhd Name				Tracing		Batch																					
0001						101		NS																					
NOTES																													
SUB DIV #594																													
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	
143		06-01-1993		MN		Manual Note		150,000								DWELLING		08-14-2019 01-04-2013 01-20-2012 10-10-2002 12-26-1996 12-27-1995 02-10-1995						334 317 317 274 200 107 107		3 2 16 4 2 15 15		MEAS+INSPCTD MEASURED FIELDREV CHG INFO AT DOOR MEASURED PERMIT VISIT PERMIT VISIT	
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		RAA				40,000	SF	3.12	1.550	2		LAND	1.00	NS	1.00				0			1.000	4.84	193,600			
1	101	ONE FAM		RAA				0.010	AC	7,000.00	1.000	0			1.00	NS	1.00				0			1.000	7,000	100			
Total Card Land Units								0.93	AC	Parcel Total Land Area: 0.93								Total Land Value										193,700	

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	6	STUCCO	Code	Description	Percentage
Exterior Wall 2	8	BRICK 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		92.03
Interior Floor 1	3	HARDWOOD	RCN		518,771
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1993
Heat Type	3	FORCED H/W	Effective Year Built		2004
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	2		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		17
Extra Fixtures	3		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		83
Extra Kitchens	0		RCNLD		430,600
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	1,894		26.26	49,738	
FFL	1ST FLOOR	1,902	1,902		131.23	249,609	
GAR	GARAGE	0	678		52.46	35,565	
OPF	OPEN PORCH	0	182		12.98	2,362	
SFL	2ND FLOOR	1,201	1,201		131.23	157,613	
UAT	UNFIN ATTC	0	910		26.25	23,885	
Ttl Gross Liv / Lease Area		3,103	6,767			518,771	

