

State Use 101
Print Date 11/14/2023 2:13:37 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
GAINES THOMAS P GAINES CAROLA 239 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_385176_2842723												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	326100		326,100											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	144800		144,800											
												RESIDNTL.		101	2200		2,200											
				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		473,100		473,100												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
GAINES THOMAS P GASTON LAURA M GASTON,LAURA M COWLES,LAURENCE MYERS JOAN B,				20803 0564		07-27-2015		Q	I	385,000		00	Year		Code	Assessed		Year	Code	Assessed		Year	Code	Assessed				
				16997 0165		10-25-2007		U	I	100		1A	2023		101	299,900		2022		101	270,000		2021		101	259,200		
				11578 0321		04-06-2001		U	I	1		1			101	132,800				101	120,400				101	112,400		
				10851 0141		07-16-1999		U	I	204,500						101	1,500				101	1,500				101	1,500	
				09328 0528		12-05-1995		U	I	1		1A			Total		434,200		Total		391,900		Total		373,100			
EXEMPTIONS						OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor														
Year	Code	Description			Amount		Code	Description			YEAR		Amount									Comm Int						
				Total																								
ASSESSING NEIGHBORHOOD																												
Nbhd			Nbhd Name						Tracing			Batch																
0001									101			MG																
NOTES																												
NO BMT.																												
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					
B-23-498		07-11-2023		42	REPAIRS		5,000				0			REPAIR ROOF FRO		03-20-2018					333	2	MEASURED					
59		04-01-2007		4	ADDITION		155,000							34' X 21' MASTER		04-07-2008					317	15	PERMIT VISIT					
																10-10-2002					274	14	INSPECTED					
																09-24-2002					250	22	MAILER SENT					
																09-19-2002					274	2	MEASURED					
																06-26-1992					131	14	INSPECTED					
																06-16-1992					131	1	LEFT NOTICE					
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	1.200	7	LAND	1.00	MG	1.00			0			0.9	1.000	3.37	134,800		
1	101	ONE FAM		RAA				1.430		AC	7,000.00	1.000	0		1.00	MG	1.00			0				1.000	7,000	10,000		
Total Card Land Units								2.35		AC	Parcel Total Land Area: 2.35										Total Land Value				144,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		113.56
Interior Floor 2	6	CERAMIC TL	RCN		423,473
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1960
AC Type	03	FULL	Effective Year Built		1998
Bedrooms	3		Depreciation Code		GV
Full Baths	2		Remodel Rating		04
Half Baths	1		Year Remodeled		2007
Extra Fixtures	3		Depreciation %		23
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		77
Extra Kitchen St			RCNLD		326,100
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	3		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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
19	PATIO			L	448	8.00	2000	60	0.00	AV	A	1.00	2,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
EFP	ENCL PORCH	0	126		75.11	9,464	
FFL	1ST FLOOR	2,537	2,537		150.22	381,111	
GAR	GARAGE	0	528		60.03	31,697	
OPF	OPEN PORCH	0	15		20.03	300	
PAT	PATIO	0	120		7.51	901	
Ttl Gross Liv / Lease Area		2,537	3,326			423,473	

