

State Use 101
Print Date 11/14/2023 2:24:56 A

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
GIANNINI JOSEPH JOMAR 11 THERESA ST EAST LONGMEADOW MA 01028 GIS ID F_384583_2856930 Mailed												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		139400		139,400															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		75500		75,500															
				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		214,900		214,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
GIANNINI JOSEPH JOMAR GIANNINI MARK J LAPORTE LEO H JR +, TYRELL				24962 0226		04-06-2023		U		I		0		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				10335 0051		06-22-1998		U		I		106,000		2023		101		127,700		2022		101		113,900		2021		101		109,100			
				06491 0550		05-19-1987		U		I		85,000		101		68,600		101		62,300		101		57,700									
				05891 0065		09-05-1985		U		I		100		1A																			
Total												196,300		Total		176,200		Total		166,800													
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															
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)								139,400															
0001						101		MF		Appraised Xf (B) Value (Bldg)								0															
NOTES																		Appraised Ob (B) Value (Bldg)								0							
																		Appraised Land Value (Bldg)								75,500							
																		Special Land Value								0							
																		Total Appraised Parcel Value								214,900							
																		Valuation Method								C							
																		Adjustment															
Net Total Appraised Parcel Value								214,900																									
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					
20210191038		05-27-202101-01-1984		91MN		INSULATION Manual Note		2,910				0				MB		11-29-202104-08-201109-17-200202-24-199202-26-1985				1		334317274170500		32113		MEAS+INSPCTD MEASURED MEAS+INSPCTD MEAS+INSPCTD 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		RA				8,930 SF		12.35		0.760	3	LAND	0.90	MF	1.00	CLOC			0			1.000	8.45		75,500						
Total Card Land Units								0.21 AC		Parcel Total Land Area: 0.21								Total Land Value										75,500					

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	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		125.33
Interior Floor 2			RCN		253,374
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1958
AC Type	01	NONE	Effective Year Built		1978
Bedrooms	2		Depreciation Code		AV
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		43
Total Rooms	6		Functional Obsol		2
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	F	FAIR	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		55
Extra Kitchen St			RCNLD		139,400
FBM Sqft	225		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	900		27.66	24,895	
EPF	ENCL PORCH	0	66		69.15	4,564	
FFL	1ST FLOOR	940	940		138.30	130,006	
GAR	GARAGE	0	220		55.32	12,171	
PAT	PATIO	0	120		6.92	830	
TQS	3/4 STORY	540	720		103.73	74,684	
WDK	WOOD DECK	0	224		27.78	6,224	
Ttl Gross Liv / Lease Area		1,480	3,190			253,374	

