

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
NGO SALLY TUYEN + NGO BAO V NGUYEN NGUYET 71 ALLEN ST EAST LONGMEADOW MA 01028 GIS ID F_388700_2857302 Mailed												Description RESIDNTL. RES LAND		Code 101 101		Appraised 152100 127300		Assessed 152,100 127,300		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER																									
				DRAINAGE				VIEW		COMMUNITY																									
				SUPPLEMENTAL DATA																															
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Received NIA Field 8 Field 9 Field 10 Assoc Pid#												Total		279,400		279,400																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
NGO SALLY TUYEN + NGO BAO V PARKER JUDITH P				24605 02907		0201 0491		06-23-2022 09-28-1962		Q U		I I		270,000 0		00		Year		Code		Assessed		Year		Code		Assessed							
																		2023		101 101		154,900 115,500		2022		101 101		139,700 104,300		2021		101 101		133,800 96,500	
																				Total		270,400		Total		244,000		Total		230,300					
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																																			

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			Percentage		
Exterior Wall 2							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			135.39			
Interior Floor 1	4		CARPET				RCN			241,350			
Interior Floor 2							Net Other Adj						
Heat Fuel	2		GAS				Year Built			1962			
Heat Type	1		FORCED H/A				Effective Year Built			1984			
AC Type	03		FULL				Depreciation Code			AG			
Bedrooms	4						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	0						Depreciation %			37			
Extra Fixtures	0						Functional Obsol						
Total Rooms	7						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			152,100			
Extra Kitchen St	N		NONE				Dep % Ovr						
FBM Sqft							Dep Ovr Comment						
FBM Quality							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
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	1,069		30.07		32,140		
FFL	1ST FLOOR					1,389	1,389		150.19		208,609		
OPF	OPEN PORCH					0	35		17.16		601		
Ttl Gross Liv / Lease Area						1,389	2,493				241,350		

