

State Use 101
Print Date 11/14/2023 9:57:47 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
SPINELLI NANNEN ANTOINETTE PO BOX 75 EAST LONGMEADOW MA 01028 GIS ID F_391837_2848898												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		300400		300,400							
												RES LAND		101		133500		133,500							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		11100		11,100							
SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit Chapter Land OC Dates 12-14-21 CC In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		445,000		445,000									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
SPINELLI NANNEN ANTOINETTE MUSSELMAN DONNA M				08347 0227		02-26-1993		U		I		190,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				05122 0214		06-15-1981		U		I		0				2023	101	275,500	2022	101	29,700	2021	101	218,700	
																101	120,600	101	108,700	101	100,400				
																101	9,100	101	9,100	101	9,100				
				Total												Total		405,200		Total		147,500		Total	
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		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 300,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,100 Appraised Land Value (Bldg) 133,500 Special Land Value 0 Total Appraised Parcel Value 445,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 445,000															
0001						101		MG																	
NOTES																									
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-23-181	03-16-2023	62	SOLAR		12,464		05-10-2023	100	04-28-2023		ALSO SIDING ON D SHEET METAL HVA DUE TO FIRE DAM		05-10-2023	01		425	15	PERMIT VISIT							
202102702	08-31-2021	12	REROOF		8,800		12-14-2021	100	12-14-2021				12-14-2021		400	25	OC VISIT								
20211584	07-01-2021	MN	Manual Note		14,000		12-14-2021	100	12-14-2021				06-20-2018		333	3	MEAS+INSPCTD								
202101584	05-01-2021	7	REMODEL		359,000		12-14-2021	100	12-14-2021				03-08-2007		311	15	PERMIT VISIT								
201502453	08-20-2015	91	INSULATION		2,908			0					03-08-2007		311	15	PERMIT VISIT								
45	02-23-2006	12	REROOF		18,528						NVC	05-25-2006	311	1	LEFT NOTICE										
93	01-01-1986	MN	Manual Note								ADDITION	01-03-2000	247	3	MEAS+INSPCTD										
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				34,848 SF	3.54	1.200	7	LAND	1.00	MG	1.00			0	TRF1	0.9	1.000	3.83	133,500			
Total Card Land Units							0.80	AC	Parcel Total Land Area: 0.80							Total Land Value							133,500		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage	0		
Grade	C+	AVG. (+)	#Heat Sys	1.00		
Stories	1.50	1 1/2 STORIES	Units	1		
Foundation	3	MASONRY	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		113.53	
Interior Floor 1	4	CARPET	RCN		390,091	
Interior Floor 2	6	CERAMIC TL	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1940	
Heat Type	1	FORCED H/A	Effective Year Built		1998	
AC Type	01	NONE	Depreciation Code		GV	
Bedrooms	3		Remodel Rating		04	
Full Baths	3		Year Remodeled		2021	
Half Baths	1		Depreciation %		23	
Extra Fixtures	1		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style	G	GOOD	Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		77	
Extra Kitchens	0		RCNLD		300,400	
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			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
03	GARAGE	OB	Outbuildi	L	360	32.00	1940	60	0.00	AV	A	1.00	6,900
02	SHED/FR			L	40	12.00	1976	60	0.00	AV	A	1.00	300
22	WOOD DK			L	320	15.00	1988	60	0.00	AV	A	1.00	2,900
07	POOLA-C	OB	Outbuildi	L	24	69.00	2015	60	0.00	AV	A	1.00	1,000
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	77	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	672		27.56	18,523	
CFL	CATHEDRAL CE	344	344		142.25	48,934	
FFL	1ST FLOOR	1,436	1,436		138.23	198,501	
HST	HALF STORY	336	672		69.12	46,446	
OPF	OPEN PORCH	0	40		13.82	553	
SFL	2ND FLOOR	496	496		138.23	68,563	
UAT	UNFIN ATTC	0	308		27.83	8,570	
Ttl Gross Liv / Lease Area		2,612	3,968			390,091	

