

State Use 101
Print Date 11/13/2023 5:02:30 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
DONAIS RONALD R JR DONAIS JESSICA L 55 MOORE ST EAST LONGMEADOW MA 01028 GIS ID F_377405_2852483												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	192800		192,800														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	111800		111,800														
												RESIDNTL.		101	2100		2,100														
				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		306,700		306,700															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
DONAIS RONALD R JR GIUGGIO MICHAEL GUIGGIO MICHAEL + LORI +, BUFFINGTON HERBERT K + MASTRMATTE				23635 0239		01-07-2021		Q		I		275,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				15581 0100		12-19-2005		U		I		57,800		1A		2023	101	179,300	2022	101	180,400	2021	101	172,900							
				08337 0494		02-16-1993		U		V		40,000					101	101,600		101	92,400		101	85,600							
				06770 0512		03-04-1988		U		V		7,000		1F			101	1,200		101	1,200		101	1,200							
				02148 0222		11-29-1951		U		V		0				Total	282,100		Total	274,000		Total	259,700								
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				APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 192,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,100 Appraised Land Value (Bldg) 111,800 Special Land Value 0 Total Appraised Parcel Value 306,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 306,700																	
0001						101				MA																					
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							
202101663		05-06-2021		91	INSULATION		3,000				0				WOODSTOVE DWELLING		08-05-2019				2	334	3	MEAS+INSPCTD							
326		11-01-1993		MN	Manual Note		20						03-28-2012						250	22	MAILER SENT										
336		11-01-1992		MN	Manual Note		74,000						03-18-2004						311	3	MEAS+INSPCTD										
													01-27-1994						105	15	PERMIT VISIT										
													02-25-1993						131	15	PERMIT VISIT										
													06-27-1980						500	14	INSPECTED										
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		RC				12,000	SF	9.32	1.000	5	LAND	1.00	MA	1.00				0		1.000	9.32	111,800							
Total Card Land Units								0.28	AC	Parcel Total Land Area: 0.28								Total Land Value								111,800					

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	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				131.42		
Interior Floor 1	4		CARPET				RCN				257,115		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1993		
Heat Type	1		FORCED H/A				Effective Year Built				1996		
AC Type	03		FULL				Depreciation Code				AV		
Bedrooms	3						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	0						Depreciation %				25		
Extra Fixtures	0						Functional Obsol						
Total Rooms	6						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition				75		
Extra Kitchens	0						RCNLD				192,800		
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
02	SHED/FR			L	120	12.00	2002	60	0.00	AV	A	1.00	900
06	CARPORT			L	135	15.00	2002	60	0.00	AV	A	1.00	1,200
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	864		29.47		25,461		
FFL	1ST FLOOR					864	864		147.18		127,159		
OFP	OPEN PORCH					0	258		14.83		3,827		
TQS	3/4 STORY					648	864		110.38		95,370		
WDK	WOOD DECK					0	180		29.44		5,298		
Ttl Gross Liv / Lease Area						1,512	3,030				257,115		

