

State Use 101
Print Date 11/14/2023 10:09:40

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
PELLEGRINO MICHAEL V PELLEGRINO ERICA J 10 WINDHAM DR EAST LONGMEADOW MA 01028 GIS ID F_392125_2848538												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW												
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	392400		392,400														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	154100		154,100														
												RESIDNTL.		101	15600		15,600														
				SUPPLEMENTAL DATA																											
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		562,100		562,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
PELLEGRINO MICHAEL V RIPSTON NEIL J RICHARD KATHLEEN A PECK DAVID I TRUSTEE OF PECK DAVID				20928 0180		10-27-2015		Q		I		391,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				08344 0009		02-24-1993		U		I		230,000				2023	101	360,200	2022	101	329,300	2021	101	315,700							
				07795 0326		08-30-1991		U		I		1 1F				101	139,400	101	141,800	101	131,000										
				07647 0469		02-28-1991		U		I		1 1L				101	14,600	101	14,600	101	14,600										
				07215 0155		07-12-1989		U		I		1 1A																			
				Total										514,200		Total		485,700		Total		461,300									
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										APPRaised VALUE SUMMARY																	
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)														392,400							
0001						101		NV		Appraised Xf (B) Value (Bldg)														0							
																Appraised Ob (B) Value (Bldg)														15,600	
																Appraised Land Value (Bldg)														154,100	
																Special Land Value														0	
																Total Appraised Parcel Value														562,100	
																Valuation Method														C	
																Adjustment															
																Net Total Appraised Parcel Value														562,100	
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			
202102665		08-25-2021		7		REMODEL		50,650				0				KITCHEN, REMOV		12-01-2021						334		2		MEASURED			
244		08-17-2011		91		INSULATION		1,200										07-06-2012						317		15		PERMIT VISIT			
344		11-02-2004		20		WOOD STOVE		2,700										08-10-2006						311		3		MEAS+INSPCTD			
58		04-16-1996		MN		Manual Note		10,000								POOL		07-20-2006						311		13		MISSED APPT			
203		09-01-1991		MN		Manual Note		200,000								ELEC. WK		06-15-2006						311		1		LEFT NOTICE			
132		06-01-1989		MN		Manual Note		145,000								DWLG		01-13-2005						311		15		PERMIT VISIT			
																		02-08-2000						247		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		RA				34,936 SF		3.53	1.250	9	LAND	1.00	NV	1.00			0			1.000	4.41		154,100						
Total Card Land Units								0.80 AC		Parcel Total Land Area: 0.80								Total Land Value								154,100					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	2.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	97.70	
Interior Floor 2			RCN	484,500	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1989	
AC Type	03	FULL	Effective Year Built	2002	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	2		Depreciation %	19	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	81	
Extra Kitchen St			RCNLD	392,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1996	70	0.00	GD	G	1.25	13,000
22	WOOD DK			L	200	15.00	2000	70	0.00	GD	G	1.25	2,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,332		25.21	33,579	
FFL	1ST FLOOR	1,343	1,343		126.24	169,537	
GAR	GARAGE	0	1,020		50.50	51,505	
HST	HALF STORY	510	1,020		63.12	64,381	
SFL	2ND FLOOR	957	957		126.24	120,809	
TQS	3/4 STORY	306	408		94.68	38,629	
WDK	WOOD DECK	0	240		25.25	6,059	
Ttl Gross Liv / Lease Area		3,116	6,320			484,500	

