

State Use 101
Print Date 11/14/2023 10:34:25

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
RORABACK JAMES 1 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_392877_2843847												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		170600		170,600															
												RES LAND		101		131600		131,600															
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		1300		1,300															
				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		303,500		303,500															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
RORABACK JAMES GEORGANTAS JAMES M + MICHAEL J CLUNE WALTER R CLUNE WALTER R LIFE ESTATE CLUNE WALTER R ,				21651 0583		04-24-2017		Q		I		219,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				20420 0103		09-10-2014		Q		I		200,000		00		2023		101		159,000		2022		101		145,600		2021		101		139,500	
				20348 0193		07-11-2014		U		I		1		1A				101		120,400				101		108,400		101		100,800			
				19164 0148		03-14-2012		U		I		1		1A				101		800				101		800		101		800			
				09700 0095		12-02-1996		U		I		1		1A																			
				Total												Total		280,200		Total		254,800		Total		241,100							
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																																	
																		Appraised BLDG. Value (Card)										170,600					
																		Appraised Xf (B) Value (Bldg)										0					
																		Appraised Ob (B) Value (Bldg)										1,300					
																		Appraised Land Value (Bldg)										131,600					
																		Special Land Value										0					
																		Total Appraised Parcel Value										303,500					
																		Valuation Method										C					
Adjustment																																	
Net Total Appraised Parcel Value										303,500																							
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					
201601616		05-10-2016		91		INSULATION		2,550				0						06-20-2018						333		2		MEASURED					
																		03-09-2006						311		3		MEAS+INSPCTD					
																		01-22-2000						247		14		INSPECTED					
																		12-13-1999						247		2		MEASURED					
																		07-06-1992						131		13		MISSED APPT					
																		04-20-1992						131		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				40,000	SF	3.12	1.200	7		LAND	0.95	MG	1.00	BCOR			0	TRF2	0.9	1.000	3.2	128,000							
1	101	ONE FAM		RA				0.640	AC	7,000.00	1.000	0			0.80	MG	1.00	TOP3			0			1.000	5,600	3,600							
Total Card Land Units								1.56	AC	Parcel Total Land Area: 1.56								Total Land Value										131,600					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	127.36	
Interior Floor 2			RCN	270,803	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1973	
AC Type	01	NONE	Effective Year Built	1984	
Bedrooms	4		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	170,600	
FBM Sqft	250		Dep % Ovr		
FBM Quality	3		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
02	SHED/FR			L	128	12.00	1999	70	0.00	GD	G	1.25	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		28.42	24,554	
FFL	1ST FLOOR	864	864		141.93	122,628	
OFP	OPEN PORCH	0	15		18.92	284	
SFL	2ND FLOOR	864	864		141.93	122,628	
WDK	WOOD DECK	0	24		29.57	710	
Ttl Gross Liv / Lease Area		1,728	2,631			270,803	

