

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
KACOYANNAKIS ROBERT VAN 21 PIONEER CR EAST LONGMEADOW MA 01028 GIS ID F_393185_2852322												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	360800		360,800															
												RES LAND		101	118900		118,900															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	15200		15,200															
				SUPPLEMENTAL DATA																												
				Alt Prcl ID SP Permit Chapter Land OC Dates 4/29/2011 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																								
												Total		494,900		494,900																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
KACOYANNAKIS ROBERT VAN KOWALCZYK GERALD E,				16326		0471		11-04-2006		U		I		260,000				Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed	
				04827		0094		09-07-1979		U		I		0				2023		101	330,400		2022		101	297,500		2021		101	284,900	
																		101	107,600				101	97,800				101	90,700			
																		101	13,300				101	13,300				101	13,300			
														Total		451,300		Total		408,600		Total		388,900								
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				MA																						
NOTES																																
																Appraised BLDG. Value (Card)										360,800						
																Appraised Xf (B) Value (Bldg)										0						
																Appraised Ob (B) Value (Bldg)										15,200						
																Appraised Land Value (Bldg)										118,900						
																Special Land Value										0						
																Total Appraised Parcel Value										494,900						
																Valuation Method										C						
																Adjustment																
																Net Total Appraised Parcel Value										494,900						
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								
201500930		04-13-2015		12	REROOF		5,500		06-17-2016		100		06-17-2016		PARTIAL/METAL		06-17-2016					317	15	PERMIT VISIT								
303		09-28-2010		4	ADDITION		180,000								OC 4/29/2011 1600		04-29-2011					400	25	OC VISIT								
225		07-01-1987		MN	Manual Note		4,000								SHED		02-11-2011					317	2	MEASURED								
191		07-01-1987		MN	Manual Note		11,000								IG POOL		05-06-2004					317	3	MEAS+INSPCTD								
147		01-01-1983		MN	Manual Note										GARAGE		01-22-2000					247	14	INSPECTED								
5		01-01-1982		MN	Manual Note										FLUE		12-02-1999					247	2	MEASURED								
																	07-07-1992					131	4	INFO AT DOOR								
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				26,433	SF	4.50	1.000	5	LAND	1.00	MA	1.00					0		1.000	4.5	118,900							
Total Card Land Units																0.61	AC	Parcel Total Land Area:		0.61	Total Land Value										118,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	2.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		101.45
Interior Floor 2	4	CARPET	RCN		468,528
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1965
AC Type	03	FULL	Effective Year Built		1998
Bedrooms	3		Depreciation Code		GV
Full Baths	2		Remodel Rating		05
Half Baths	1		Year Remodeled		2010
Extra Fixtures	1		Depreciation %		23
Total Rooms	8		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	77	
Extra Kitchen St			RCNLD		360,800
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1987	70	0.00	GD	A	1.00	10,400
22	WOOD DK			L	192	15.00	1987	70	0.00	GD	G	1.25	2,500
02	SHED/FR			L	216	12.00	1987	70	0.00	GD	G	1.25	2,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,746		25.59	44,677	
FFL	1ST FLOOR	1,760	1,760		128.01	225,303	
GAR	GARAGE	0	777		51.24	39,812	
OPF	OPEN PORCH	0	45		14.22	640	
TQS	3/4 STORY	1,235	1,647		95.99	158,096	
Ttl Gross Liv / Lease Area		2,995	5,975			468,528	

