

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
ROMANO NORMA ROMANO MATTHEW 49 DONAMOR LN EAST LONGMEADOW MA 01028 GIS ID F_379005_2850288												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	218300		218,300												
												RES LAND		101	116100		116,100												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	5900		5,900												
				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		340,300		340,300													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
ROMANO NORMA ALLEN NORMA I, WM SPECIALTY MORTGAGE LLC,C/O CITI R WILDER,DAVID K WILDER ,DAVID K				19843		0059		05-30-2013		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed	
				17737		0477		04-13-2009		U		I		179,900		1S		2023		101		200,000		2022		101		178,200	
				17535		0151		11-04-2008		U		I		162,000		1L				101		105,600				101		96,000	
				13981		0202		02-27-2004		U		I		30,000		1A				101		5,400				101		5,400	
				BK10		0000		02-24-1998		U		I		100,000															
																Total		311,000		Total		279,600		Total		264,900			
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																													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	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		118.67
Interior Floor 1	3	HARDWOOD	RCN		311,859
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1957
Heat Type	1	FORCED H/A	Effective Year Built		1991
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		03
Full Baths	2		Year Remodeled		2017
Half Baths	0		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		70
Extra Kitchens	0		RCNLD		218,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		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	240	32.00	1957	60	0.00	AV	A	1.00	4,600
07	POOL A-C	OB	Outbuildi	L	27	69.00	2020	70	0.00	GD	A	1.00	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,424		26.09	37,157	
EFB	ENCL PORCH	0	112		65.19	7,301	
FFL	1ST FLOOR	1,312	1,312		130.38	171,053	
TQS	3/4 STORY	684	912		97.78	89,177	
WDK	WOOD DECK	0	274		26.17	7,171	
Ttl Gross Liv / Lease Area		1,996	4,034			311,859	

