

State Use 101
Print Date 11/14/2023 2:16:42 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
FAZIO ALDO FAZIO AMANDA 76 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386658_2844373												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	373400		373,400									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	121400		121,400									
												RESIDNTL.		101	18200		18,200									
				SUPPLEMENTAL DATA																						
Alt Prcl ID 6974				Received																						
SP Permit				NIA																						
Chapter Land				Field 8																						
OC Dates 12/22/2014				Field 9																						
In+Ex FY				Field 10																						
Mailed				Assoc Pid#																						
												Total		513,000		513,000										
RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
FAZIO ALDO HAWLEY JESSIE M + JASON L BEDROCK FINANCIAL LLC TR GOLDSTEIN MARIE L EST OF				21922	0565	10-30-2017	U	I	394,000		1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				20567	0434	01-16-2015	Q	I	362,000		00	2023	101	346,400	2022	101	315,400	2021	101	302,400						
				20222	0289	03-19-2014	U	I	270,000		1		101	110,200		101	99,400		101	91,700						
				11832	0182	12-04-2000	U	I	1		1A		101	17,500		101	17,500		101	17,500						
				Total											474,100		Total		432,300		Total		411,600			
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															APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 373,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 18,200 Appraised Land Value (Bldg) 121,400 Special Land Value 0 Total Appraised Parcel Value 513,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 513,000											
Nbhd		Nbhd Name			Tracing			Batch																		
0001																										
NOTES																										
FY16 PLAN 1120																										
25620 SF FROM PARCEL 54-6-0																										
BK PG 369-74-NEW LOT 3																										
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						
201702859	11-07-2017	11	POOL		23,500	02-27-2018	100	02-27-2018	18X36 INGROUND						02-27-2018	01			333	15	PERMIT VISIT					
201401701	05-05-2014	2	DWELLING		179,000	01-05-2015	100	01-05-2015	OC 12/22/2014 2						11-15-2017				400	14	INSPECTED					
														01-05-2015	400				25	OC VISIT						
														06-27-2014	317				15	PERMIT VISIT						
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				25,620	SF	4.62	1.200	7	LAND	0.95	MG	1.00	50 FT WIDE RE		0	TRF2	0.9	1.000	4.74	121,400			
Total Card Land Units							0.59	AC	Parcel Total Land Area: 0.59							Total Land Value										121,400

Property Location 76 LEE ST
Vision ID 6974

Account # 6974

Map ID 54/ 6/ 3/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	06	COLONIAL	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage	0		
Grade	B-	GOOD (-)	#Heat Sys	1.00		
Stories	2.00	2 STORY	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		115.70	
Interior Floor 1	3	HARDWOOD	RCN		393,064	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		2014	
Heat Type	1	FORCED H/A	Effective Year Built		2016	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		5	
Extra Fixtures	1		Functional Obsol			
Total Rooms	7		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style	G	GOOD	Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		95	
Extra Kitchens	0		RCNLD		373,400	
Extra Kitchen St	N	NONE	Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues	0		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
11	POOL I-V	OB	Outbuildi	L	648	29.00	2017	70	0.00	GD	G	1.25	16,400
02	SHED/FR			L	216	12.00	2017	70	0.00	GD	A	1.00	1,800

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	950		29.96	28,461
FFL	1ST FLOOR	950	950		149.80	142,306
GAR	GARAGE	0	504		60.04	30,259
OPF	OPEN PORCH	0	40		14.98	599
PAT	PATIO	0	224		7.36	1,648
SFL	2ND FLOOR	1,234	1,234		149.80	184,848
WDK	WOOD DECK	0	166		29.78	4,943
Ttl Gross Liv / Lease Area		2,184	4,068			393,064

