

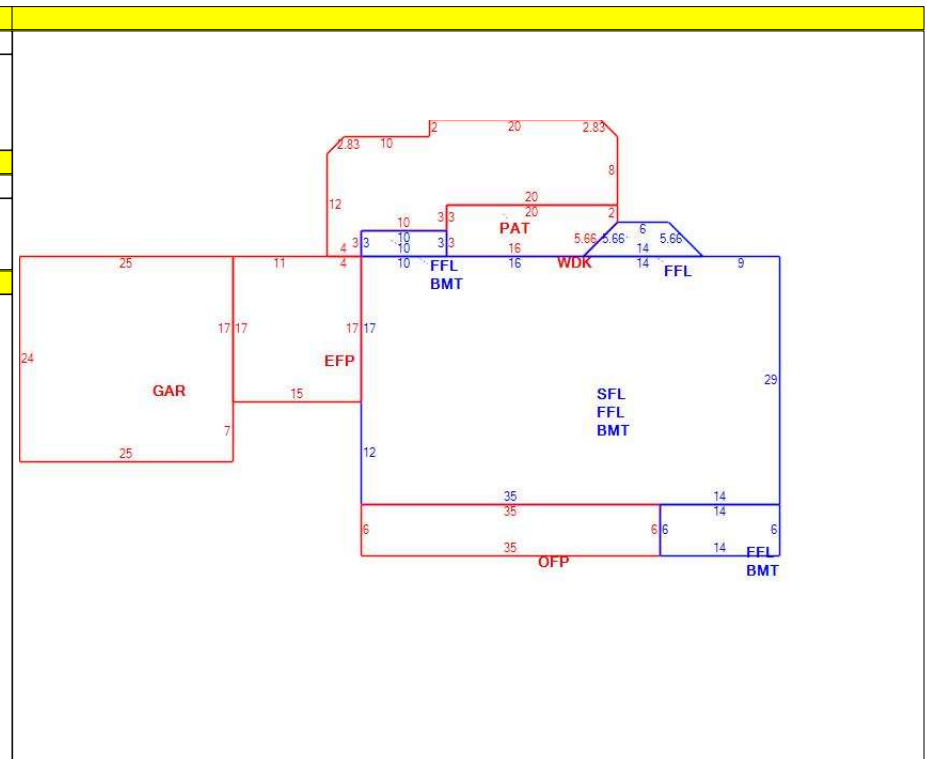
State Use 109
Print Date 11-18-2024 8:53:12 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW						
PEREIRA CESAR M PEREIRA LISA M 35 REDSTONE DRIVE EAST LONGMEADOW MA 01028 GIS ID F_381706_2856417				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description RESIDNTL. RES LAND RESIDNTL.		Code 109 109 109		Appraised 443400 134000 17800		Assessed 443,400 134,000 17,800								
				DRAINAGE				VIEW		COMMUNITY																
				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		595,200		595,200										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
PEREIRA CESAR M LUSSIER ELVY C, LUSSIER PAUL A + ELVY C				11146 0313		03-31-2000		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				08719 0420		01-20-1994		U	I	1		1A	2024	109	409,800	2023	109	376,300	2022	109	338,800					
				03722 0115		08-21-1972		U	I	0				109	134,000		109	122,800		109	112,400					
														109	17,800		109	14,600		109	14,600					
													Total		561,600		Total		513,700		Total		465,800			
EXEMPTIONS						OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description			Amount		Code	Description		YEAR		Amount										Comm Int				
								SEWER BETTE																		
				Total															Appraised BLDG. Value (Card)				345,200			
ASSESSING NEIGHBORHOOD														Appraised Xf (B) Value (Bldg)								0				
Nbhd		Nbhd Name					Tracing		Batch		Appraised Ob (B) Value (Bldg)				17,800											
0001							109		MA		Appraised Land Value (Bldg)				134,000											
NOTES														Special Land Value								0				
														Total Appraised Parcel Value								595,200				
														Valuation Method								C				
														Adjustment												
														Net Total Appraised Parcel Value								595,200				
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			
202203138		11-29-2022		62	SOLAR		76,000		05-08-2023		100	04-06-2023		NO SOLAR FULL 2ND FL		05-08-2023					425	15	PERMIT VISIT			
201600313		02-05-2016		62	SOLAR		42,000		03-21-2017		0	05-31-2018				04-20-2021					333	14	INSPECTED			
61		04-07-2000		4	ADDITION		150,000									03-21-2017					317	15	PERMIT VISIT			
																07-11-2008					317	11	ENTRY DENIED			
																06-08-2005					250	22	MAILER SENT			
																05-26-2005					311	2	MEASURED			
														01-25-2001					247	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	109	MULT HS		RB				40,000		SF	3.12	1.000	5	LAND	1.00	MA	1.00			0			1.000	3.12		124,800
1	109	MULT HS		RB				1.310		AC	7,000.00	1.000	0							0			1.000	7,000		9,200
Total Card Land Units								2.23		AC	Parcel Total Land Area: 2.23				Total Land Value								134,000			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			109	MULT HS	
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	3	HARDWOOD	Adj Base Rate	109.24	
Interior Floor 2			RCN	448,336	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1940	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	3		Depreciation Code	GV	
Full Baths	3		Remodel Rating	04	
Half Baths	0		Year Remodeled	2000	
Extra Fixtures	1		Depreciation %	23	
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St	N	NONE	RCNLD	345,200	
FBM Sqft	384		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	0		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
03	GARAGE	OB	Outbuildi	L	528	32.00	2000	50	0.00	FR	A	1.00	8,400
02	SHED/FR			L	160	12.00	2000	50	0.00	FR	A	1.00	1,000
02	SHED/FR			L	64	12.00	2002	50	0.00	FR	A	1.00	400
40	LEAN-TO			L	48	8.00	2000	50	0.00	FR	F	0.90	200
02	SHED/FR			L	120	12.00	2000	50	0.00	FR	A	1.00	700
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	77	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,535		24.03	36,881	
EFP	ENCL PORCH	0	255		60.30	15,377	
FFL	1ST FLOOR	1,575	1,575		120.13	189,209	
GAR	GARAGE	0	600		48.05	28,832	
OPF	OPEN PORCH	0	210		12.01	2,523	
PAT	PATIO	0	366		5.91	2,162	
SFL	2ND FLOOR	1,421	1,421		120.13	170,709	
WDK	WOOD DECK	0	112		23.60	2,643	
Ttl Gross Liv / Lease Area		2,996	6,074			448,336	



CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
PEREIRA CESAR M PEREIRA LISA M 35 REDSTONE DRIVE EAST LONGMEADOW MA 01028 GIS ID F_381706_2856417												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		109	443400		443,400									
												RES LAND		109	134000		134,000									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		109	17800		17,800									
				SUPPLEMENTAL DATA								Total		595,200		595,200										
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
PEREIRA CESAR M LUSSIER ELVY C, LUSSIER PAULA A + ELVY C				11146	0313	03-31-2000		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				08719	0420	01-20-1994		U	I	1		1A	2024	109	409,800	2023	109	376,300	2022	109	338,800					
				03722	0115	08-21-1972		U	I	0				109	134,000		109	122,800		109	112,400					
														109	17,800		109	14,600		109	14,600					
				Total								Total		561,600		Total		513,700		Total		465,800				
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor														
Year	Code	Description			Amount		Code	Description		YEAR												Amount		Comm Int		
								SEWER BETTE																		
				Total																						
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 98,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 17,800 Appraised Land Value (Bldg) 134,000 Special Land Value 0 Total Appraised Parcel Value 595,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 595,200																
Nbhd		Nbhd Name			Tracing			Batch																		
0001					109			MA																		
NOTES																										
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			
																04-20-2021					333	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		
2	109	MULT HS		RB				0 SF		0.00	1.000	5	LAND	1.00	MA	1.00			0				1.000	0	0	
Total Card Land Units								0.00	AC	Parcel Total Land Area: 2.23			Total Land Value													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	02	BUNGALOW	Central Vac	0	NO	
Model	01	RESIDENTIAL	Basement Floor			
Grade	C	AVERAGE	Bsmt Garage	0		
Stories	1.00	1 STORY	Units	1		
Foundation	6	SLAB	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			109	MULT HS		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		158.62	
Interior Floor 1	3	HARDWOOD	RCN		118,286	
Interior Floor 2	5	LINO/VINYL	Net Other Adj			
Heat Fuel	1	OIL	Year Built		1958	
Heat Type	3	FORCED H/W	Effective Year Built		2004	
AC Type	01	NONE	Depreciation Code		VG	
Bedrooms	1		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	0		Depreciation %		17	
Extra Fixtures	0		Functional Obsol			
Total Rooms	4		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	N	NONE	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		83	
Extra Kitchens	0		RCNLD		98,200	
Extra Kitchen St	N	NONE	Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
FIN ATC Sqft			Misc Imp Ovr Comment			
FIN ATC Quality			Cost to Cure Ovr			
Fireplaces	0		Cost to Cure Ovr Comment			
WS Flues	0					

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	308	32.00	1958	60	0.00	AV	A	1.00	5,900
02	SHED/FR			L	160	12.00	2001	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	636	636		182.54	116,096	
OSP	SCRN PORCH	0	78		28.08	2,190	
Ttl Gross Liv / Lease Area		636	714			118,286	

