

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
KASUNICK MARY C 5 FAIRVIEW ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	116300		116,300										
												RES LAND		101	106500		106,500										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000										
				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#																	
GIS ID F_380014_2853216										Total						223,800		223,800									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
KASUNICK MARY C LEAHY,WILLIAM G TORCIA,MICHAEL TRINCERI,ROBERT F STEELE RUTH E,				16606 0126		04-05-2007		U		I		172,000		1		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				11051 0357		12-28-1999		U		I		72,500				2024		101	107,800	2023		101	99,400	2022		101	88,100
				11011 0088		11-23-1999		U		I		92,000						101	106,500			101	96,700			101	87,900
				10928 0251		09-15-1999		U		I		88,000						101	1,000			101	600			101	600
				02405 0561		08-01-1955		U		I		0				Total		215,300	Total		196,700	Total		176,600			
EXEMPTIONS								OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor									
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int											

Property Location 5 FAIRVIEW ST
Vision ID 1589 Account # 1624

Map ID 25/ 23/ 2/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/20/2024 11:39:32 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.50	1 1/2 Stories	Units	1	
Foundation	2		MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	124.36	
Interior Floor 1	3	HARDWOOD	RCN	204,037	
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built	1910	
Heat Type	3	FORCED H/W	Effective Year Built	1978	
AC Type	03	FULL	Depreciation Code	AV	
Bedrooms	2		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	43	
Extra Fixtures	0		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	57	
Extra Kitchens	0		RCNLD	116,300	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	627		Dep Ovr Comment		
FBM Quality	3		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					

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	140	12.00	1960	60	0.00	AV	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	895		29.46	26,370
EFP	ENCL PORCH	0	148		73.66	10,902
FFL	1ST FLOOR	853	853		147.32	125,663
HST	HALF STORY	157	313		73.89	23,129
UHS	UNFIN HALF STORY	0	313		44.24	13,848
WDK	WOOD DECK	0	140		29.46	4,125
Ttl Gross Liv / Lease Area		1,010	2,662			204,037

