

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
DEYKIN YEVGENIY REYES KATHARINE 73 GERRARD AV EAST LONGMEADOW MA 01028 GIS ID F_375267_2854784 Mailed												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	246100			246,100									
												RES LAND		101	86800			86,800									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	3100			3,100									
SUPPLEMENTAL DATA																											
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY								Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		336,000			336,000										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)														
DEYKIN YEVGENIY GRANFIELD SUSAN M FERRY,COLLEEN A FULLERTON ANDREW M +, FULLERTON ANDREW M				23042	0348	01-13-2020	Q	I	277,500		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				11895	0149	10-01-2001	U	I	115,500		1	2024	101	222,600	2023	101	204,600	2022	101	183,000							
				10263	0375	04-30-1998	U	I	105,000		1		101	86,800		101	79,000		101	71,800							
				08354	0293	03-09-1993	U	I	1		1A		101	3,100		101	1,000		101	1,000							
				07754	0163	07-15-1991	U	I	114,000		1	Total		312,500	Total		284,600	Total		255,800							
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description		Amount		Code	Description		YEAR	Amount		Comm Int		APPRAISED VALUE SUMMARY													
Total																											
ASSESSING NEIGHBORHOOD																											
Nbhd		Nbhd Name				Tracing				Batch		APPRAISED VALUE SUMMARY															
0001						101		MF																			
NOTES																											
FY18 PLAN 377-84 2A-56-604 COMBINED																			Appraised BLDG. Value (Card)							246,100	
WITH 2A-50-51																			Appraised Xf (B) Value (Bldg)							0	
B-24-301 COMP 10/18/24																			Appraised Ob (B) Value (Bldg)							3,100	
												Appraised Land Value (Bldg)							86,800								
												Special Land Value							0								
												Total Appraised Parcel Value							336,000								
												Valuation Method							C								
												Adjustment															
												Net Total Appraised Parcel Value							336,000								
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				
B-24-301		05-16-2024		14	MIN ALT		5,238				0			REPLACE DOOR		06-13-2024					400	16	FIELDREV CHG				
B-23-172		06-14-2023		17	DECK		10,000		06-30-2023		100	06-30-2023		8 X 10 POOL WDK		06-30-2023					334	15	PERMIT VISIT				
202102397		07-22-2021		25	WINDOWS		1,638		06-13-2022		100	06-13-2022		1 WIN & 1 DOOR		06-13-2022					334	15	PERMIT VISIT				
202101171		04-05-2021		11	POOL		10,634		06-30-2023		100	05-03-2023		AG 24'- NEARMAP		07-14-2021					334	15	PERMIT VISIT				
201602722		01-30-2017		4	ADDITION		105,000		06-01-2017		100	06-01-2017		MSTR BD RM W/BA		06-08-2017					317	14	INSPECTED				
17		01-21-2009		7	REMODEL		8,732							BATHROOM. ASSU		06-01-2017					317	2	MEASURED				
																12-02-2009					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		RC				17,396	SF	6.57	0.760	3	LAND	1.00	MF	1.00			0			1.000	4.99	86,800			
Total Card Land Units								0.40	AC	Parcel Total Land Area: 0.40				Total Land Value										86,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	139.44	
Interior Floor 2			RCN	296,538	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1951	
AC Type	03	FULL	Effective Year Built	2004	
Bedrooms	3		Depreciation Code	VG	
Full Baths	2		Remodel Rating	04	
Half Baths	0		Year Remodeled	2017	
Extra Fixtures	0		Depreciation %	17	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St	N	NONE	RCNLD	246,100	
FBM Sqft	479		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
02	SHED/FR			L	100	12.00	2009	70	0.00	GD	A	1.00	800
14	SCRN HSE			L	30	20.00	2009	70	0.00	GD	A	1.00	400
08	POOLA-O			L	24	69.00	2022	60	0.00	AV	A	1.00	1,000
22	WOOD DK			L	98	15.00	2023	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value							
BMT	BASEMENT	0	1,388		31.34	43,503							
EFB	ENCL PORCH	0	168		78.24	13,145							
FFL	1ST FLOOR	1,454	1,454		156.48	227,528							
WDK	WOOD DECK	0	397		31.14	12,362							

Ttl Gross Liv / Lease Area		1,454	3,407			296,538
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