

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
MANUEL KATHRYN 18 RODERICK AVE EAST LONGMEADOW MA 01028 GIS ID F_375704_2855265												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	132200			132,200													
												RES LAND		101	83700			83,700													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	500			500													
				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										216,400			216,400														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
MANUEL KATHRYN CARABETTA MICHAEL, BOUTIN MAURICE P, HEBERT,EDWARD C CAPACCIO,EMILIA				19393 0335		08-13-2012		U		I		155,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				18883 0494		08-18-2011		U		I		181,500		1V		2024		101	122,700	2023		101	113,100	2022		101	102,800				
				18097 0171		11-30-2009		U		I		170,000		1V				101	83,700			101	76,100			101	69,200				
				14349 0387		07-21-2004		U		I		158,000		1				101	500			101	300			101	300				
				12365 0091		06-03-2002		U		I		100,000		1																	
				Total										206,900		Total			189,500			Total			172,300						
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												APPRaised VALUE SUMMARY															
Nbhd		Nbhd Name						Tracing				Batch				Appraised BLDG. Value (Card) 132,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 83,700 Special Land Value 0 Total Appraised Parcel Value 216,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 216,400															
0001								101				MF																			
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			
384		11-23-2010		25		WINDOWS		2,828								NVC		03-21-2024						334		2		MEASURED			
																		08-27-2019						334		2		MEASURED			
																		05-10-2013						105		15		PERMIT VISIT			
																		01-20-2012						317		16		FIELDREV CHG			
																		12-07-2010						317		15		PERMIT VISIT			
																		02-10-2010						317		16		FIELDREV CHG			
																		07-20-2006						311		3		MEAS+INSPCTD			
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				8,580 SF		12.84		0.760	3	LAND	1.00	MF	1.00			0				1.000	9.76		83,700				
Total Card Land Units								0.20		AC	Parcel Total Land Area: 0.20				Total Land Value														83,700		

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	1	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	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	4	CARPET	Adj Base Rate	159.84	
Interior Floor 2	3	HARDWOOD	RCN	231,887	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1949	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	1		Overall % Condition	57	
Extra Kitchen St	F	FAIR	RCNLD	132,200	
FBM Sqft	460		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		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	70	12.00	1975	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	920		37.52	34,520
FFL	1ST FLOOR	920	920		187.61	172,602
OFP	OPEN PORCH	0	56		20.10	1,126
UAT	UNFIN ATTC	0	632		37.40	23,639
Ttl Gross Liv / Lease Area		920	2,528			231,887

