

State Use 101
Print Date 11/21/2024 9:28:57 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																											
FEDOSH ANDRII 57 TUFTS ST SPRINGFIELD MA 01108 GIS ID F_374493_2853549												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																			
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		117000		117,000																					
												RES LAND		101		84200		84,200																					
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		11500		11,500																					
				SUPPLEMENTAL DATA																																			
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																															
														Total		212,700		212,700																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
FEDOSH ANDRII JOHNSON ERIC HISER MARC A KEENE ROBERT J, DUSTY CORPORATION,TRUSTEE OF				23216 0444		05-19-2020		Q		I		170,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed							
				21799 0527		08-04-2017		Q		I		155,000		00		2024		101		98,700		2023		101		91,600		2022		101		83,700							
				19457 0172		09-21-2012		U		I		124,900		00				101		84,200				101		76,500				101		69,500							
				13219 0032		05-23-2003		U		I		136,500						101		9,300				101		8,200				101		8,200							
				10887 0533		08-13-1999		U		I		100		1A																									
				Total												192,200		Total		176,300		Total		161,400															
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														APPROAISED VALUE SUMMARY																					
																		Appraised BLDG. Value (Card)										117,000											
																		Appraised Xf (B) Value (Bldg)										0											
																		Appraised Ob (B) Value (Bldg)										11,500											
																		Appraised Land Value (Bldg)										84,200											
																		Special Land Value										0											
																		Total Appraised Parcel Value										212,700											
																		Valuation Method										C											
																		Adjustment																					
																		Net Total Appraised Parcel Value										212,700											
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											
201302146		06-10-2013		11		POOL		825		05-23-2014		100		05-23-2014		21` ABV GRND		03-25-2024						334		2		MEASURED											
																		05-23-2014						317		15		PERMIT VISIT											
																		11-16-2012						317		2		MEASURED											
																		05-05-2004						317		14		INSPECTED											
																		04-06-2004						250		22		MAILER SENT											
																		04-05-2004						316		2		MEASURED											
																		07-23-1992						131		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													
1	101	ONE FAM		RC				10,000 SF		11.08	0.760	3	LAND	1.00	MF	1.00			0				1.000	8.42		84,200													
																		Total Card Land Units				0.23 AC		Parcel Total Land Area: 0.23				Total Land Value										84,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	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	3	MASONRY	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		146.09
Interior Floor 2			RCN		185,772
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1955
AC Type	01	NONE	Effective Year Built		1984
Bedrooms	1		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		37
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St	N	NONE	RCNLD		117,000
FBM Sqft	606		Dep % Ovr		
FBM Quality	3		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
03	GARAGE	OB	Outbuildi	L	400	32.00	1955	60	0.00	AV	A	1.00	7,700
19	PATIO			L	36	8.00	1960	50	0.00	FR	F	0.90	100
07	POOLA-C	OB	Outbuildi	L	21	69.00	2013	70	0.00	GD	A	1.00	1,000
66	CANOPY			L	100	45.00	2020	60	0.00	AV	A	1.00	2,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	866		35.72	30,932	
FFL	1ST FLOOR	866	866		178.80	154,840	
Ttl Gross Liv / Lease Area		866	1,732			185,772	

