

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
AMATO DOMINIC J SR HOULE JULIE 63 BIRCHLAND AV EAST LONGMEADOW MA 01028												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	186500			186,500										
												RES LAND		101	109700			109,700										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	700			700										
				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_382921_2851286												Total		296,900			296,900											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)												
AMATO DOMINIC J SR NEXUS APARTMENTS LLC LONG DOUGLAS W				24699 0458		08-26-2022		Q		I		291,500		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				24366 0187		01-21-2022		U		I		160,000		1		2024		101	172,100	2023	101	157,700	2022	101	107,300			
				04803 0378		07-27-1979		U		I		0						101	109,700		101	99,700		101	90,600			
																		101	700		101	500		101	500			
				Total										Total		282,500			Total			257,900			Total		198,400	
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																								
ASSESSING NEIGHBORHOOD																												
Nbhd				Nbhd Name				Tracing				Batch																
0001								101				MA																
NOTES																												

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	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	1	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	3	MASONRY	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	1	DRYWALL		0	
Interior Wall 2	2	PLASTER	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	113.63	
Interior Floor 2	15	LAMINATE	RCN	242,224	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1929	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	3		Depreciation Code	GV	
Full Baths	1		Remodel Rating	03	
Half Baths	0		Year Remodeled	2021	
Extra Fixtures	0		Depreciation %	23	
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St			RCNLD	186,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	1		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	49	12.00	2003	70	0.00	GD	A	1.00	400
SHW	Solar Hot Wa			B	1	1.00	1981	77	1.00	AV	A	1.00	0
01	SHED/MTL			L	56	10.00	2004	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	863		25.44	21,951	
FFL	1ST FLOOR	1,055	1,055		126.89	133,864	
PAT	PATIO	0	208		6.10	1,269	
TQS	3/4 STORY	647	863		95.13	82,095	
WDK	WOOD DECK	0	120		25.38	3,045	
Ttl Gross Liv / Lease Area		1,702	3,109			242,224	

