

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
MANIGAT CLAUDE 50 ST JOSEPH DR EAST LONGMEADOW MA 01028 GIS ID F_384866_2848192 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	142800		142,800									
												RES LAND		101	113100		113,100									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	11100		11,100									
				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										267,000		267,000										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
MANIGAT CLAUDE MARAZZI MARION M LE MARAZZI MARION M				21183 0419		05-19-2016		Q	I	190,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				09346 0573		12-26-1995		U	I	1		1A	2024	101	132,200	2023	101	121,600	2022	101	107,000					
				02527 0544		02-21-1957		U	I	0				101	113,100		101	102,900		101	93,600					
														101	11,100		101	9,700		101	9,700					
				Total									Total	256,400	Total		234,200	Total		210,300						
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																						
ASSESSING NEIGHBORHOOD																										
Nbhd		Nbhd Name				Tracing				Batch																
0001						101				MA																
NOTES																										
POOR FINISH IN FBMT GARAGE HAD TREE DAMAGE AFTER 2011 STORM														Appraised BLDG. Value (Card) 142,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,100 Appraised Land Value (Bldg) 113,100 Special Land Value 0 Total Appraised Parcel Value 267,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 267,000												
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				
308		10-01-1993		MN	Manual Note		300							DEMO SHED		01-24-2017				317	16	FIELDREV CHG				
																06-24-2016				317	3	MEAS+INSPCTD				
																12-02-2011				317	14	INSPECTED				
																11-21-2011				316	2	MEASURED				
																11-07-2002				274	3	MEAS+INSPCTD				
																02-10-1994				105	15	PERMIT VISIT				
																02-10-1992				170	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		RA				15,000		SF	7.54	1.000	5	LAND	1.00	MA	1.00			0			1.000	7.54	113,100	
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34				Total Land Value 113,100												

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		
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	3	ALUMINUM	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	155.52	
Interior Floor 2			RCN	250,600	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1956	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	142,800	
FBM Sqft	501		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	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
03	GARAGE	OB	Outbuildi	L	576	32.00	1985	60	0.00	AV	A	1.00	11,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,002		35.32	35,395	
EFB	ENCL PORCH	0	340		88.49	30,086	
FFL	1ST FLOOR	1,002	1,002		176.98	177,331	
WDK	WOOD DECK	0	219		35.56	7,787	
Ttl Gross Liv / Lease Area		1,002	2,563			250,600	

