

State Use 101
Print Date 11/21/2024 11:41:13 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																			
FARBER BIANCA 31 JAMES ST EAST LONGMEADOW MA 01028 GIS ID F_376603_2851435												Description		Code		Appraised		Assessed																					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		330000		330,000																					
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		121100		121,100																					
												RESIDNTL.		101		1500		1,500																					
				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		452,600		452,600																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																							
FARBER BIANCA FENTON CHRISTOPHER M THOMAS MARK D, EDWARDS,RICHARD F JR EDWARDS,RICHARD F				22841 0135		09-06-2019		Q		I		384,900		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				19887 0378		06-25-2013		Q		I		320,000		00		2024	101	309,300	2023	101	284,400	2022	101	257,400															
				16640 0261		04-23-2007		U		I		339,900					101	121,100		101	110,100		101	99,200															
				13906 0584		01-07-2004		U		I		1		1A			101	1,500		101	1,300		101	300															
				13053 0343		03-19-2003		U		I		224,000		1																									
														Total		431,900		Total		395,800		Total		356,900															
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				NA																													
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																				
202203001	11-03-2022	62	SOLAR		67,000		05-09-2023	100	03-30-2023		21'X52" ABOVE GR			05-09-2022			425	15	PERMIT VISIT																				
202102218	06-21-2021	11	POOL		8,834		05-18-2022	100	05-18-2022					07-19-2019			334	2	MEASURED																				
202000069	01-06-2020	91	INSULATION		2,100			0			SEE NOTES 15' X 30` ABV GRD			08-23-2013			317	3	MEAS+INSPCTD																				
128	05-21-2007	7	REMODEL		15,000									12-26-2007			317	15	PERMIT VISIT																				
76	04-22-2004	11	POOL		5,100									08-17-2006			311	14	INSPECTED																				
211	08-18-2003	17	DECK		10,700									12-14-2004			311	15	PERMIT VISIT																				
91	05-08-2003	4	ADDITION		47,000						OC 9/21/2003			06-30-2004			328	16	FIELDREV CHG																				
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	RB				19,379 SF	5.95	1.050	6	LAND	1.00	NA	1.00			0		1.000	6.25	121,100																		
Total Card Land Units							0.44	AC	Parcel Total Land Area: 0.44							Total Land Value							121,100																

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	3	GAMBREL			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		120.78
Interior Floor 1	3	HARDWOOD	RCN		428,579
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1974
Heat Type	1	FORCED H/A	Effective Year Built		1998
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	3		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %		23
Extra Fixtures	2		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		77
Extra Kitchens	0		RCNLD		330,000
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft	594		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	2		Cost to Cure Ovr Comment		
WS Flues	0				

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 Val
02	SHED/FR			L	64	12.00	2015	60	0.00	AV	A	1.00	500
07	POOLA-C	OB	Outbuildi	L	21	69.00	2022	70	0.00	GD	A	1.00	1,000
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	77	1.00	AV	A	0.00	

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,436		27.31	39,210
CFL	CATHEDRAL CE	572	572		140.68	80,470
FFL	1ST FLOOR	1,088	1,088		136.62	148,640
GAR	GARAGE	0	480		54.65	26,230
OPF	OPEN PORCH	0	28		14.64	410
SFL	2ND FLOOR	778	778		136.62	106,290
WDK	WOOD DECK	0	999		27.35	27,320
Ttl Gross Liv / Lease Area		2,438	5,381			428,570

