

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
CZELUSNIAK STEVEN E CZELUSNIAK KATIE M 43 JAMES ST												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	310900			310,900							
												RES LAND		101	121700			121,700							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	4800			4,800							
EAST LONGMEADOW MA 01028				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_376461_2851602														Total		437,400			437,400						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
CZELUSNIAK STEVEN E TENGREN MARK L MCGUNNIGLE TIMOTHY A +, DEANE DONAL				21690 0404		05-22-2017		Q		I		327,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				11176 0498		04-28-2000		U		I		185,000				2024	101	291,500	2023	101	267,700	2022	101	244,500	
				06175 0302		07-31-1986		U		I		139,900					101	121,700		101	110,400		101	99,500	
				04158 0018		07-23-1975		U		I		0					101	4,800		101	3,400		101	3,400	
														Total		418,000		Total		381,500		Total		347,400	
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				NA															
NOTES																									

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		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	3	GAMBREL			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	119.57	
Interior Floor 2			RCN	437,906	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1974	
AC Type	03	FULL	Effective Year Built	1992	
Bedrooms	5		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	29	
Total Rooms	9		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	71	
Extra Kitchen St			RCNLD	310,900	
FBM Sqft	907		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues			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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2018	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	180	15.00	2001	70	0.00	GD	A	1.00	1,900
02	SHED/FR			L	160	12.00	2001	70	0.00	GD	G	1.25	1,700
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1992	71	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,296		26.77	34,695
FFL	1ST FLOOR	1,632	1,632		133.96	218,618
GAR	GARAGE	0	384		53.72	20,629
OFP	OPEN PORCH	0	36		14.88	536
SFL	2ND FLOOR	1,166	1,166		133.96	156,194
WDK	WOOD DECK	0	272		26.59	7,234

