

State Use 101
Print Date 11/21/2024 11:43:41 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
MUSEN JAY S 46 COOLEY AVE EAST LONGMEADOW MA 01028 GIS ID F_376057_2851690												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	191100		191,100									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	116200		116,200									
												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#						Total		308,000		308,000								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
MUSEN JAY S MOLINARI MOLINARI T				06873		0279		06-20-1988		U		I		145,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				06482		0175		05-12-1987		U		I		1				2024	101	179,500	2023	101	167,500	2022	101	154,600
				00000		0000		12-31-1940		U		I		0					101	116,200		101	105,500		101	95,900
																			101	700		101	400		101	400
																				Total	296,400	Total	273,400	Total	250,900	
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								APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 191,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 116,200 Special Land Value 0 Total Appraised Parcel Value 308,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 308,000														
Nbhd		Nbhd Name						Tracing		Batch																
0001								101		MA																
NOTES																										
B-24-489 COMP 9/4/24																										
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								
B-24-489	07-28-2024	25	WINDOWS		13,253			0			REPLACE 5 WINDO		07-07-2020			400	15	PERMIT VISIT								
202202821	09-30-2022	14	MIN ALT		8,623		05-05-2023	100	05-05-2023		2 6' SLIDER DOOR		06-03-2019			400	15	PERMIT VISIT								
201803076	10-31-2018	12	REROOF		25,000		07-07-2020	100	07-07-2020				03-22-2018			333	3	MEAS+INSPECTD								
201702645	10-06-2017	91	INSULATION		4,823			0					11-28-2005			311	15	PERMIT VISIT								
158	05-26-2005	17	DECK		5,000						SEE NOTES		06-01-2004			319	14	INSPECTED								
37	03-01-1991	MN	Manual Note		1,200						SHED		04-06-2004			250	22	MAILER SENT								
303	01-01-1984	MN	Manual Note								DWELLING		03-30-2004			319	2	MEASURED								
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				20,854 SF	5.57	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.57	116,200					
Total Card Land Units							0.48 AC	Parcel Total Land Area: 0.48							Total Land Value							116,200				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor		
Grade	C	AVERAGE	Bsmt Garage	2	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		158.85
Interior Floor 2	5	LINO/VINYL	RCN		248,174
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built		1984
AC Type	01	NONE	Effective Year Built		1998
Bedrooms	3		Depreciation Code		GD
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		23
Total Rooms	5		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		77
Extra Kitchen St			RCNLD		191,100
FBM Sqft	483		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	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	96	12.00	1991	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,043	1,043		184.38	192,307	
LLV	LOWR LEVEL	0	966		46.19	44,620	
WDK	WOOD DECK	0	306		36.76	11,247	
Ttl Gross Liv / Lease Area		1,043	2,315			248,174	

