

State Use 101
Print Date 11/22/2024 8:01:00 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
CARANDO CHRISTOPHER P CARANDO PATRICIA B 151 OLD FARM RD EAST LONGMEADOW MA 01028 GIS ID F_384571_2844893												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		492500		492,500															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		194700		194,700															
												RESIDENTL.		101		300		300															
				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		687,500		687,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
CARANDO CHRISTOPHER P FRY,THOMAS C TORCIA,MICHAEL A DEPERGOLA FRANK, WARD JOSEPH E ETAL D/B/A				18341 0282		06-08-2010		U		I		501,000		1P		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				13993 0278		03-03-2004		U		I		549,900				2024		101		460,800		2023		101		428,200		2022		101		387,000	
				13063 0536		03-28-2003		U		V		125,000				101		194,700		101		177,100		101		181,900							
				08195 0592		10-08-1992		U		V		64,000				101		300		101		200		101		200							
				06972 0245		09-22-1988		U		I		1		1B		Total		655,800		Total		605,500		Total		569,100							
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																	
																		APPROAISED VALUE SUMMARY															
																		Appraised BLDG. Value (Card)										492,500					
																		Appraised Xf (B) Value (Bldg)										0					
																		Appraised Ob (B) Value (Bldg)										300					
																		Appraised Land Value (Bldg)										194,700					
																		Special Land Value										0					
																		Total Appraised Parcel Value										687,500					
																		Valuation Method										C					
																		Adjustment															
																		Net Total Appraised Parcel Value										687,500					
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					
201303136		12-13-2013		91		INSULATION		3,283				100		05-01-2014		FIREPLACE INSER NVC 2 NEW NVC MOVE EXISTI FINISH BMT OC 1/2 OC 1/20/2004		08-14-2019						334		3		MEAS+INSPCTD					
392		12-06-2010		20		WOOD STOVE		5,000						02-11-2011				317		16		FIELDREV CHG											
387		11-29-2010		25		WINDOWS		1,500						01-14-2011				317		15		PERMIT VISIT											
338		10-21-2010		54		FENCE		1,000						12-09-2010				317		15		PERMIT VISIT											
270		10-10-2003		7		REMODEL		7,500						03-02-2006				311		3		MEAS+INSPCTD											
81		05-01-2003		2		DWELLING		250,000						02-14-2006				250		22		MAILER SENT											
														01-22-2004				311		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		RAA				40,000		SF	3.12	1.550	2	LAND	1.00	NS	1.00							1.000	4.84	193,600							
1	101	ONE FAM		RAA				0.160		AC	7,000.00	1.000	0		1.00	NS	1.00							1.000	7,000	1,100							
Total Card Land Units								1.08		AC	Parcel Total Land Area:				1.08				Total Land Value										194,700				

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	B	GOOD	Bsmt Garage		
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	
Roof Structure	2	HIP		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	110.36	
Interior Floor 2	4	CARPET	RCN	559,609	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2003	
AC Type	03	FULL	Effective Year Built	2009	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	3		Depreciation %	12	
Total Rooms	8		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	88	
Extra Kitchen St			RCNLD	492,500	
FBM Sqft	661		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			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	36	12.00	2015	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	1,322		30.36	40,135	
FFL	1ST FLOOR	1,346	1,346		152.03	204,628	
GAR	GARAGE	0	648		60.76	39,375	
OFP	OPEN PORCH	0	28		16.29	456	
PAT	PATIO	0	168		7.24	1,216	
SFL	2ND FLOOR	1,088	1,088		152.03	165,405	
TQS	3/4 STORY	662	882		114.11	100,641	
WDK	WOOD DECK	0	256		30.29	7,753	
Ttl Gross Liv / Lease Area		3,096	5,738			559,609	

