

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
VALLEY ELLEN 51 MAPLEHURST AV EAST LONGMEADOW MA 01028 GIS ID F_377659_2852897 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	164900		164,900										
												RES LAND		101	112300		112,300										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	8400		8,400										
				SUPPLEMENTAL DATA																							
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
				Total										285,600		285,600											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
VALLEY ELLEN GRONDIN JULIE KRISTY QUERCUS PROPERTIES LLC BANK OF NEW YORK MELLON TR CARABETTA JOSEPH N				25569 0462		09-12-2024		Q		I		315,000		00		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				24364 0330		01-20-2022		Q		I		265,000		00		2024		101	148,100	2023		101	135,800	2022		101	120,800
				23813 0413		04-08-2021		U		I		120,015		1S				101	112,300			101	102,200			101	92,800
				23620 0216		12-30-2020		U		I		132,112		1L				101	8,400			101	7,400			101	7,400
				07091 0587		02-07-1989		U		I		1		1A													
														Total		268,800		Total		245,400		Total		221,000			
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																											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	15	OLD STYLE	Central Vac	0	NO	
Model	01	RESIDENTIAL	Basement Floor			
Grade	C	AVERAGE	Bsmt Garage			
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	3	MASONRY	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		122.43	
Interior Floor 1	4	CARPET	RCN		214,124	
Interior Floor 2	6	CERAMIC TL	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1920	
Heat Type	5	STEAM	Effective Year Built		1998	
AC Type	01	NONE	Depreciation Code		GV	
Bedrooms	3		Remodel Rating		03	
Full Baths	1		Year Remodeled		2021	
Half Baths	0		Depreciation %		23	
Extra Fixtures	0		Functional Obsol			
Total Rooms	4		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		77	
Extra Kitchens	0		RCNLD		164,900	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	202		Dep Ovr Comment			
FBM Quality	1		Misc Imp Ovr			
FIN ATC Sqft			Misc Imp Ovr Comment			
FIN ATC Quality			Cost to Cure Ovr			
Fireplaces	1		Cost to Cure Ovr Comment			
WS Flues						

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	440	32.00	1935	60	0.00	AV	A	1.00	8,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	808		27.63	22,322	
FFL	1ST FLOOR	874	874		137.79	120,427	
OFP	OPEN PORCH	0	57		14.50	827	
PAT	PATIO	0	140		6.89	965	
TQS	3/4 STORY	486	648		103.34	66,965	
WDK	WOOD DECK	0	96		27.27	2,618	
Ttl Gross Liv / Lease Area		1,360	2,623			214,124	

