

State Use 109
Print Date 11/22/2024 10:25:52

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
RYAN JEANNINE M RYAN BRIAN A 690 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_387927_2856074												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		109	207600		207,600												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		109	135600		135,600												
												RESIDNTL.		109	9800		9,800												
				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		353,000		353,000													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
RYAN JEANNINE M GONYEA,JEANNINE M CUFARI ELIZABETH, CUFARI ELIZABETH A + CUFARI ELIZABETH A +				13077	0568	03-28-2003	U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				12139	0016	01-10-2002	U	I	229,000		1	2024	109	192,000	2023	109	176,300	2022	109	157,800									
				07984	0396	03-24-1992	U	I	50,000		1A	109	135,600	109	123,600	109	111,200												
				07984	0395	03-24-1992	U	I	1		1A	109	9,800	109	9,300	109	9,300												
				07045	0480	12-13-1988	U	I	1		1A	Total		337,400		Total		309,200		Total		278,300							
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				Appraised BLDG. Value (Card) 151,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 9,800 Appraised Land Value (Bldg) 135,600 Special Land Value 0 Total Appraised Parcel Value 353,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 353,000															
0001						109				MG																			
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	
305		09-01-1988		MN		Manual Note		8,000								DECK		04-20-2021						333		14		INSPECTED	
																		08-15-2019						334		2		MEASURED	
																		01-27-2012						317		16		FIELDREV CHG	
																		01-27-2012						317		16		FIELDREV CHG	
																		05-02-2002						250		22		MAILER SENT	
																		04-30-2002						274		14		INSPECTED	
																		04-25-2002						274		14		INSPECTED	
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	109	MULT HS		RA				40,000	SF	3.12	1.200	7	LAND	1.00	MG	1.00			0	TRF1	0.9	1.000	3.37	134,800					
1	109	MULT HS		RA				0.120	AC	7,000.00	1.000	0		1.00	MG	1.00			0			1.000	7,000	800					
Total Card Land Units								1.04	AC	Parcel Total Land Area: 1.04								Total Land Value								135,600			

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The diagram illustrates a complex geometric layout, likely a site plan or a technical drawing, featuring several rectangular blocks and their dimensions. The blocks are outlined in red and blue, and the dimensions are given in numbers along the edges.

- Top Block (Red Outline):** A large rectangle with a width of 18 and a height of 18. It is labeled "WDK" in red.
- Bottom-Right Block (Blue Outline):** A large rectangle with a width of 22 and a height of 28. It is labeled "SFL FFL BMT" in blue.
- Bottom-Left Block (Blue Outline):** A rectangle with a width of 12 and a height of 12. It is labeled "SFL EFP" in blue.
- Small Bottom-Left Block (Red Outline):** A small square with a side length of 6. It is labeled "EFP" in red.
- Other Dimensions and Labels:**
 - A small red square with a side length of 5 is located between the top and bottom-right blocks.
 - A small blue square with a side length of 6 is located between the bottom-left and bottom-right blocks.
 - Various other dimensions (1, 2, 5, 6, 10, 12, 16, 21) are marked along the edges of the blocks.
 - Labels "SFL FFL" and "SFL EFP" are also present in blue text.

A large, two-story white house with a grey roof and two brick chimneys. The house has dark shutters on the windows and a white front door. It is surrounded by green lawn, shrubs, and trees. A white car is parked on the left, and a mailbox is on the right.

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												RES LAND		109		135600		135,600																									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		109		9800		9,800																									
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RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
RYAN JEANNINE M GONYEA,JEANNINE M CUFARI ELIZABETH, CUFARI ELIZABETH A + CUFARI ELIZABETH A +				13077 0568		03-28-2003		U		I		100		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
				12139 0016		01-10-2002		U		I		229,000		1		2024		109		192,000		2023		109		176,300		2022		109		157,800											
				07984 0396		03-24-1992		U		I		50,000		1A				109		135,600				109		123,600				109		111,200											
				07984 0395		03-24-1992		U		I		1		1A				109		9,800				109		9,300				109		9,300											
				07045 0480		12-13-1988		U		I		1		1A																													
																Total		337,400		Total		309,200		Total		278,300																	
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														APPROAISED VALUE SUMMARY																									
																		Appraised BLDG. Value (Card)										56,500															
																		Appraised Xf (B) Value (Bldg)										0															
																		Appraised Ob (B) Value (Bldg)										9,800															
																		Appraised Land Value (Bldg)										135,600															
																		Special Land Value										0															
																		Total Appraised Parcel Value										353,000															
																		Valuation Method										C															
																		Adjustment																									
																		Net Total Appraised Parcel Value										353,000															
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															
																		04-20-2021 08-15-2019						333 334		14 2		INSPECTED 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			
2		109		MULT HS		RA								0 SF		0.00		1.200		7		LAND		1.00		MG		1.00				0		TRF2		0.9		1.000		0		0	
Total Card Land Units														0.00		AC		Parcel Total Land Area: 1.04										Total Land Value															

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor		
Grade	C-	AVG. (-)	Bsmt Garage		
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			109	MULT HS	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	8	PLYWD PANL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	160.34	
Interior Floor 2	3	HARDWOOD	RCN	108,706	
Heat Fuel	3	ELECTRIC	Net Other Adj		
Heat Type	6	ELECTRC BB	Year Built	1850	
AC Type	01	NONE	Effective Year Built	1973	
Bedrooms	2		Depreciation Code	FA	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	48	
Total Rooms	4		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	52	
Extra Kitchen St			RCNLD	56,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		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	256	12.00	1910	50	0.00	FR	F	0.90	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	432	432		170.12	73,491	
GAR	GARAGE	0	180		68.05	12,249	
HST	HALF STORY	81	162		85.06	13,780	
UAT	UNFIN ATTC	0	270		34.02	9,186	
Ttl Gross Liv / Lease Area		513	1,044			108,706	

